B

App F IX 4

Previous References

19 ~~48-9~~
(M)

File No 139-46

Serial Nos 1, 2, 12
13,

Later References
B 11 55.66

HA471MNJ68

GENERAL AND REVENUE SECRETARIAT

Serial Nos Four

Part B for January 1948

SUBJECT

Kanakanapalya Extension Scheme.

No L 12632-8 | 17-1-48

To
The Chairman, C I T B, Bangalore
Auditor, P W D
C E for R & B
C E for irrigation
D C Bangalore
M C Comm City Municipality, Bloc
Government Architect

757

Kankanjalya Extension Scheme
B'lore city

Serial No

Letter No 200/46 dated is 7. We from The Chairman City I.T Bds B'lore recommending sanction to the Kankanjalya Extension Scheme-B'lore city.

Solid

1) It is proposed to form a residential extension of about 2,000 sites near Kankanjalya comprising six villages viz Bairsandra, Dasarahalli, Yadiyur, Thayappanahalli, Thavarekere and Marenahalli.

2) The total area required for the purpose is 988 Acres which includes an area of 579 Acres 1 39 guntas required for Green belt

3) Two sets of plans and estimates for one and the same scheme have been prepared splitting up the scheme into two parts viz Block 'A' and Block 'B' Block 'A' comprises

NOTE—Contn Sheet

Serial No

lands situated within the limits of the B'lore City Mun'l while Block 'B' those outside the old limits. Much of the area covered by the extension does outside the old limits while a small portion, roughly about 1/6th of the total area is situated within the limits of the Mun'l. The estimates provide for a green belt of two furlongs in depth.

4) The Sites are classified to into three classes.

1) those measuring 40' by 60'
2) " " 50 by 90'
3) " " 70 by 110'.

~~The Cost of the Scheme~~

The no. of sites in class 1) is 818, in class 2) 636 & in class 3) 481 total 1,935.

5) The estimated Cost of the scheme including that of the green belt would be Rs 24,67,400/— and the anticipated receipts

Serial No

by the sale of sites are — Rs 18,49,375/- resulting in a net loss of Rs 6,18,025/- The acquisition of lands required for the green belt contributes materially to the cost of the layout —

6) The rates assumed for the sale of sites are :—

sites of	40' by 60'	Rs 1-8-0 a sq yd
of	50 × 80'	" 1-14-0
	70 × 110'	2-4-0

In order to cover up the estimated loss & to make the scheme self-supporting the Trust Bd. ~~considering the~~ propose, after the layout is formed, to revise the above rates for the three classes of sites suitably ~~so as to make the~~

7) The Board is anxious to complete the layout in Block 'B' (ie lands situated outside the Pl. limits) by the time the lands comprised in Block 'A' come into

NOTE—Contn Sheet

Serial No

possession

8) According to section 16 of the City of Bilaspur Improvement Act of 1945, the Trust Bd., tho in consultation with the Govt will have to pre-publish any improvement scheme undertaken to within the 'ill limits. Block 'A' comes under this provision the Chairman states that this will be done in due course.

9) As regards Block 'B' action has to be taken according to Amendment Act No XXII of 1945 to the City of Bilaspur Improvement Act which enables the Bd to dispense with the above formalities, take possession of the lands under the provisions of Bypass Land Acquisition Act. The Chairman accordingly, proposed requesting sanction for the acquisition of lands

G

Serial No

in this block under Section 17 of the Acquisition Act.

(10) The Trust Board have approved the above proposal.

(11) The formation of the Kankanapalya extension at a total cost of Rs 24,67,400 and the acquisition of lands in Block 'B' under section 17 of the L.A. Act are for orders.

(12) The total cost of acquisition of lands in Block 'B' would be Rs 21,07,476/- The expenditure on this account during the current year is proposed to be met out of the advance of Rs ten lakhs sanctioned in the State Budget. It is also stated that the Spl L.A.O working under the Bangalore Improvement Trust may be authorised to take order for the acquisition of those lands suitably forwards.

29/7 (13) Put up with a copy of the Act

(14) In another connection, the Trust Board Engineer has estimated that the extension to be laid out on the Kankanapalya -

NOTE—Contn Sheet.

Serial No

Can be worked out with a profit of 3 3/3 p.c. to P.L. put up these papers. The Municipal Council had also sanctioned a draft scheme for laying out an extension in this area in the years 1939-1941. P.L. put up these papers also.

15/8/46

15. The connected papers are put up.

14/8/46 16. The scheme for laying out the Kanakamahalya Extension is divided into two parts of A & B.

The portion marked A is situated within the limits of the city. It consists of 221 acres out of which 49 acres will be laid out & 172 acres will be treated as green belt. Only 210 sites have been proposed to be laid out. The transaction is anticipated to result in a loss of Rs 1,59,499.

In regard to this area, the provisions prescribed under sections 16 & 17 of the Act have to be observed. This has not been done. ~~The Chairman~~ ~~[illegible]~~ Unless the Municipal City is consulted previously

as required by the Statute,
the Scheme cannot be approved
as it is a statutory requirement.
Further, the scheme is said to run
in loss, due to the large area
being left as Green Belt: who has to
maintain this vast extent of Green Belt
and whether it is really necessary to
have such a large extent as Green
belt in a country like India are
points to be carefully decided before
undertaking the scheme. Moreover, this
the first unit that the Trust Board is
undertaking to lay out. It will lay down
the standard for other layouts to be found
Hence the matter has to be proceeded
with utmost caution. It will therefore
be returned to the Chairman, Trust Board
with the request that the statutory requirements
of section 15, 17 of the Act may be
observed & the proposal resubmitted for
the orders of Govt.

Statutory Green Belt
1) England - 7 acres for 1000 population
2) America - 5 acres for 1000 population
3) According to the present proposal - 106 acres for 1000 population

A

17) In regard to block B, its
Compress of 988 acres only

which 417 acres will be laid out for
and 571 acres would be left as
green belt 1725 sites are proposed to
be formed and the proposal is said
to result in a loss of Rs 4,28,524
or 20 % This loss is due to the
large extent of the green belt left
here again, although the amendment Act
of 1945 gives power to the Trust Board
since the area would later on come into
the city Ml ~~area~~ limits, it is necessary
to consult the city Ml & also the loss
may perhaps be minimized by reducing the
green belt

B) 1) A notification has to be ~~extended~~ issued
extending the provisions of the Sec 23(A)
of the Act to this area so as to be
in conformity with the provisions of the Statute

2) Before according sanction to the scheme
action as at A & B supra will have to
be taken

VD) The opinion of the Chief Engineer
for Roads & Buildings may also be taken
in the matter usually

21) Accdg to the Engineer Mbr of the Trust Board
the scheme is expected to result
in a profit of 33⅓ %

For orders,

Rev Secy

16/8/46

595

757

22) Before consulting the Chief Engr. for R&B the papers will be returned to the Chairman for taking action according to law. It is surprising that statutory obligations under the Act have not been fulfilled in this case

OFFICE OF THE MINISTER FOR EDUCATION U.P.
Date 19 8 46
No 1356

23) Action as at A & B above will be taken

Minister for Edn (H.H.) Sd/- 17/8/46

24) H.H. 27/8/46

25) Mr [illegible] pl put up 5/5 Sd/- 28/8/46

Sd/- 28/8/

26) Draft put up

27) The file is accordingly sent, as directed by the Revenue Minister on the phone

Sd/- 31/8

P.A. to the Minister for Edn (H.H.) [illegible] 31/8/46

The lands comprising Block B which are reported to be situated beyond the municipal limits may be acquired under section 17 of the Land Acquisition Act as was done in the case of Industrial suburb and handed over to the Trust Board in order to enable the Board to proceed with the scheme expeditiously.

OFFICE OF THE MINISTER FOR EDUCATION
Date 11.9.46
No 1833

JHH
10/9/46

A draft letter 'note for perusal with ref. to my personal discussions.' DSW 18/x

DSW 11/9/46

I have since examined the legal position with reference to personal instructions of the Minister & also consulted the Chairman C.I.T. Board again and find that the normal procedure has to be adopted with a view to avoid complications in future. Action indicated in para 22 above will be taken if approved

31) Minister for Ed. "APPR" JHH 22/10/46 DSW 18/x/46

Action may be taken in para 28

Serial No

32) The Special Land Acquisition Offr working under the Deputy Commr Bangalore may be authorised to take order for the acquisition of these lands, ~~subject to sanction~~ unless there is any legal objection

22/10/46

Law Secy)

Received
Date 18/10/46
No 2561

33 Sec 16 of the Land Acquisition Act provides for taking possession of the land after an award under sec 11 has been made by the Dy commissioner. Sec 17 provides that in case of urgency, whenever the Govt so directs, the Dy commr may take possession of any waste or arable land needed for public purposes, even if no such award has been made but after giving notice mentioned in sec 9(1) as the given. The question whether there is "case of urgency" as to be decided by the Administrative secy. The Special Land Acquisition Offr can take action if he as

NOTE—Contn Sheet

Serial No

been specially appointed by the Govt to perform the functions of a Dy commissioner under this Act. For taking action under sec 19 of the L A Act it is not necessary that it should be a Govt scheme. This supposed if the land is 'needed for public purposes or for a company'. The land vests in the Govt free from all encumbrances and the Govt may transfer the land to the Trust board under sec 28 of the city of Bangalore Improvement Act.

Lands (s) 26/10

1631

34 I agree. There is no legal bar made by the land acquisition officer to the acquisition. Observance of the few formalities mentioned in the Asst Secy's note is necessary

Min for 30th 14) 28/10

35 28/10

28/10/46

Rev Secy 29/10/46

OFFICE OF THE MINISTER FOR EDUCATION & P
Date 28 10 46
No 2714

Sent in form to the Revenue for necessary action 2/11/46

Serial No

3') The following further action will be taken in this case' –

1) A notification extending the provisions of the City of Bangalore Improvement (Amendment) Act, 1945 will be issued under Sec 2 (2) of the Act in respect of the lands comprised in the 'B' Block. This will be done after the separate reply to below is received

2) The acqn of lands in respect of the villages comprised in the 'B' Block will be notified under the provisions of Sec 17 of the Land Acqn Act read with Sec 29 of the City Improvement Act, as directed in Para 30 & 31 supra. A list of lands with the declaration statements will be called for from the D.C. after draft

4) A draft letter is putting accordingly for appl

Fer 9/11

The expense will be met out of the provision as to later made for the purpose in the B.B. budget for 1946-47 (more fully 5286-90 & 1946-48)

Stat T 30/10/46

Revised 7/11/46

35) 1) Issue 9/11

35) 2) Resubmit quickly

NOTE Contn Sheet

Karachana Polya Extension

File No 757 of 194 | General and Revenue Secretariat

Serial No

To
The Deputy Tahsildar Alne Dist-
L 5709 dated 9-11-46
Calls for the declaration, statements under section 17 of the L-A Act, for acquisition of lands in ~~acquisition~~ Karlcanpolya Extension.

L 5708-9 d 9-11-46
Copy to the Chairman C & T-Board, Alne
" Revenue Tahsildar for information

40) Resubmitted

41) Refer para 39 of the notes supra
In the meanwhile,
the technical opinion of the Chief Engineer for Roads & Buildings will be obtained, as suggested at paras 20 & 22 supra, in regard to the proposed schemes - specially to one relating to the formation of the Green Belt and the realisations from the extensions

9/11

new survey Part
11/11/46

Vide Each Item
12/41

Immediate
NOHO 84/467
12.11.46

Forwarded with compliments to the Chief Engineer for Roads & Buildings for favoring opinion on the points at ~~A~~ supra & returning the estimates in question, or otherwise to 25th instt

B-6
Manager
11/11/46

THE CHIEF ENGINEER OF
Rec 2094
12-11

B/II
12/11/46

16/11

WD 038 4—GPB—15 000—20 7 46

Subject - Kanakanapalya Extension Scheme, Bangalore City.

---

44)

U O.NO 182 Dated 28 November 1946

Returned with compliments

2 The present estimate for the formation of about 2000 sites near Kanakanapalya as recommended by the Bangalore City Improvement Trust Board, amounts to Rs 24,67,400/- It consists of the following items -

1	Cost of acquisition of 466 acres required for the formation of sites	Rs 4,66,000
2	Cost of roads, drainage, water supply, storm water drains, etc ,	Rs 12,58,400
	Total -	Rs 17,24,400

3 The Trust Board propose to add to this, the cost of acquiring about 743 acres amounting to Rs 7,43,000/- and it is proposed to leave this area vacant to form what is called a " Green belt " alround the new Extension

4 In my opinion the " Green belt " out of place is un-necessary It would become a source of nuisance if left vacant as now proposed To maintain the large number of 743 acres in a tidy condition would involve heavy recurring expenditure, ultimately the whole area will have to be converted into sites and sold

5. As seen from the estimate the cost of roads drainage, water supply, etc , amounts to Rs 12,58,400 whereas the cost of the land required for forming 2000 sites is only Rs 4,66,000/- This means the cost of roads etc , is nearly three times that of the land It would therefore be very advantageous to form once for all more sites, say, another 3000 or more out of the area now proposed

to be left vacant. This will bring down the cost per site and makes it much cheaper for the poor and middle class to purchase the sites

6. In my opinion at least 5000 sites ought to be formed in this extension out of the area now proposed for being acquired.

7. The estimate now submitted is based on lumpsum figures and so does not admit of much scrutiny It may, however, be sanctioned as a preliminary estimate and details for the different items may be worked out later on

8 The layout plan will have to be revised and before finally adopting it, it would be preferable to consult Mr Krumbiegal

Secretary to Government,
Revenue Department

" Chief Engineer for Roads and Buildings.

K G

45) Subo. If appd, the above remarks will be communicated to the Chairman, C I T Board. Bangalore

JDL 29/11/46

46) Please put up a draft reminder at once to the D-C Bangalore & resubmit

29/11/46

47) Subo with a draft reminder

JDL 30/11

48) Issue at once & resubmit

30/11/46

Issued No L. 8165 & 2 12 46

Layout of Kumakuma Falga Extension -

General and Revenue Secretariat

File No 757 of 194

Serial No

The D.C. Plane

1 Resubmitted after issue of necessary action as directed has been addressed for receiving action as directed appears 28/32 2/12/46. (2) It is for consideration

if the opinion of the Chief Engineer for Roads & Buildings in para 4 of his minute note may be accepted & the Chairman requested to send up revised layout plan

a

after it is received, the system may be referred to Mr. F.W. Armstrong as suggested by the CE for R&B in para 8 of his note above. The entire scheme can be sanctioned only after the above preliminaries are completed

Revised for 3/12/46

(3) Delay appears inevitable and the proceedings cannot be hustled without observing the required formalities

Minister for Edn & Pl) Laws 4/12/46

FILE OF THE MINISTER SECTION UP TO 4 12 46 3772

NOTE—Contn Sheet

File No of 194 757 General and Revenue Secretariat

Serial No

I agree. In the meanwhile the DC may be asked to expedite the submission of the declaration statement

8/12/46

53) Dft letter attached

7/12/46

Subd with a draft (A. urgent reminder had been issued to the D.C. Bangalore on the 2nd inst.)

9/12/46

Please prepare the D.C. office to do so

7.12.46

Attended to

10/12/46

54) For approval Rev Secy

9/12/46

55) Issue

11/12

11/12/46

TYPING SECTION 11 DEC 1946

To the Chairman, Cost Drift Road Bangalore No. L 86394 of 12.12.46.

Issues instructions as above

Chief Engr for Roads & Rly

Memo No. 8760 of 12.12.46.

for ulg of the above

13/12/46

5308 / 5564/L Kamakandaliya Extn. Scheme — Block B

General and Revenue Secretariat | File No | of 194 | App I III

Serial No

From the D C B'lore Dist B'lore
20. A3-LAR 37/46-7 D/25 12 46
States that the declaration statements are still due from B'lore S D O
57) Subd Lists a D O reminder.
58) The D.C's letter is for perusal
10/1 A D.O reminder is being
received for 10/1/47
59) Issue a reminder
D O B'lore
Required by
10/1/47
11/1/47

Issued No L 9902, D 11 1 1947

From the chairman, C D T Board Bangalore,
No 1125 D 13-1-46
Requests that the D.C Bangalore dist may be requested to expedite the submission of declaration statements re the acquisition of lands for the Kankanfalya extension
60) A reminder was issued to the D C Bangalore on 11-1-47 as per orders of the Rev Secy at para supra of approved, The D.C's report will be awaited submitted with his reference to para 59 supra
15/1/47

OTE—Contn Sheet

Serial No

(Flag S)

61) The letter of the Rev Sub Division officer, Plane Sub Division is for perusal. There seems to be some force in the representation made by him about the inadequacy of the Rev staff in the Plane Sub Division to attend to the urgent work of acquisition within the prescribed time, specially in view of the heavy Rev work, & the enhanced compensation. Some special staff appears necessary to cope up with the work. The D.C. Plane Div may be requested to instruct the SDO to attend to this important work without delay. [illegible] of any required staff

62) For personal order,

[illegible] 16/1/49

63) But has the DC received a reply from Sanction of special staff? If not, please ask immediately & if he considers addl staff necessary why did he not take action immediately on receipt of Govt proposals

[illegible] 17/1/49

64) [illegible] letter attached [illegible] 17/1/49

65) A draft letter is submitted to the DC Bangalore [illegible] 17/1/49

66) Issue attached & resubmit [illegible] 17/1/49

5564 5801/ Kankanpalya extension scheme

General and Revenue Secretariat | File No | of 194 | 5564/L

Serial No

To,

The D C Bangalore vide

L 10161 & 17-1-47

calls for certain information

67) Re-submitted, as per reverse at para 66 supra

20/1/47 68) For perusal of the chairman's letter (Flag A)

new seq) for 21/1/47

69) 21/1/ for 21/1/47

From the D C Bangalore vide

No A3 3293/46 & 20-1-47

Requests approval to his action in having appointed one Revenue Inspector on a pay Rs 50/- p.m. from with the usual D.A and two peons on a pay of Rs 11/- each from with usual D.A incurred in connection with the acquisition of private lands for Kankanpalya extension

70) Submitted with a draft letter to the chairman calling for a resolution of the board ~~accepting~~ approving the action submitted with reference to para 63 supra

20/1 72) (71) For appr

Issue 22/1 new seq) for 23/1/47

Kankanpalya extension scheme

5564/L File No of 194

General and Revenue Secretariat

Serial No

73) The Rev Branch may perhaps be consulted in the first instance as to whether any proposal has been received there re the appointment of a special staff in connection with the acquisition plans for the Kankanpalya extension, Bangalore cut subts.

27/1

74) In forwarding proceedings the above information

ASO seen
L A Bruce

27/1/47

28/1/47

R/S KRS to US
28/1/47

75) The DC has submitted proposals for the continuance till the end of Dec'47 of the Spl L A Officer, Bangalore and his staff to whom it would appear that the acqn of work connected with the Kankanpalya extension and other acqn cases is entrusted. In this connection, he has asked for the entertainment of an add staff of one Rev Inspector on Rs 50 + 10, one clerk and two peons. The proposals have been sent to the Dir for Rev thro Jud Secy. for orders. It is not clear whether the extra staff recommended for the Spl Land Acqn Office, is for the Kankanpalya work.

R 16362
Letter 27/1

28/1/47

28/1

28/1/47

Asst Secy L S G W D

TYPING SECTION
29 JAN 1947
O & REV SECTT

76) Issue sanction by

To: Jt Chief C & T to the Revenue Dept
L 10755-8, 31/1/47
calls for certain information

WD 0238—GPB—15 000—8 1-47

Kumbhapalya extension scheme
– Block B

From the chairman, Trust Board
Bangalore

No 2343 & 5/3/47

Its a modified scheme in connection with the above extension

77) The report shows that the area formerly proposed for the formation of a green belt is also laid out into sites etc

78) The total cost of the sch is estimated at Rs 47,65,014/- ~~the~~ ~~a~~ ~~an~~ ~~estimated~~ ~~valuation~~ ~~Rs~~ 65,61

79) The opinion of the chief Engineer Engineer for R & B may be called in the first instance as to the estimates prepared for sew works in the scheme such as wa supply and drainage works, formation of roads etc are in order and whether the revised layout now submitted by the Trust Board in be approved subject with reference

5564 / 7303/L Ramkamalaya ex Cantonment – Block 3
to frame 52 Anfra

822/25/3/47 --- ..ma
20214
25/3/47

80) The file may be sent for
11/3/47 Scrutiny of the estimates now received
– vide A appn, – To the Chief Engineer
Roads & Buildings
Newsig)
12/3/47

35/15/7

UO 243 Dy 24/3/47

81) Forwarded with compliments
to the chief Engineer for Roads and
Buildings for favour of scrutiny
and return

(Co Dr. Pallegar)
Pub. Secy.
24/3
Dy 25/3/47

Subject - Layout of Kankanpalya Extension.

U O.NO 333 Dated the 5th April 1947

82) Returned with compliments

2 The estimate now prepared on the basis of the revised layout amounts to Rs 47,65,014 and provides for (i) the acquisition of land (ii) Roads (iii) Water supply (iv) Underground drainage and (v) Storm water surface drains All these items are worked out on lumpsum basis and details may have to be worked out later

83) 3 The provision under storm water drains is rather inadequate and may be easily doubled Since a very large number of sites are being proposed, it is very necessary to ensure effective drainage of rain water from all the sites along properly designed and built surface drains It very often happens particularly where conservancy lanes are omitted as in the present scheme that the surface drainage of one site has to pass through another adjoining site causing inconvenience This contingency has to be guarded against while laying out the roads and drains

84) It is seen that under water supply an amount of Rs 11,43,495/- at the rate of Rs 45/- per person is provided This probably verified by the Chief Engineer for Irrigation It may be pointed out that generally the cost of water supply is not to be a direct charge on the formation of new Extensions, which will form part of a Municipality and since water taxes will be levied on the houses to be built in due course, it is a point for consideration whether at least half the cost of water supply may not be debited to the Municipality.

85/ From the layout plan it is seen that not many contours have been worked out Although the layout on paper looks very attractive it may just happen that the translation of the plan to the ground may not be very easy. It is very desirable to run contours every 5 feet and then see how the layout fits in with the actual configuration of the ground As far as possible, steep gradients are to be avoided

86/ It is seen that the layout in two places jets into the lands reserved for the Sanatorium and the New Central Jail. These may perhaps be omitted as it may not be desirable to build private houses very near the Jail or the Sanatorium and the number of sites proposed here is not large

87/ On the whole, this is a very useful scheme anticipated to yield a good return even if the cost exceeds and revenue diminishes to some extent as very often it happens

88/ As ~~ax~~ a very large number of houses are to be built mainly for the poor and middle classes it is very desirable to insist upon owners to build according to approved type designs which may be prepared and made available at a nominal price; while allotting sites this condition may perhaps be made obligatory, since it may not be desirable to permit all sorts of houses to spring up promiscuously

89/ The lumpsum estimate now submitted may be sanctioned as a preliminary estimate pending detailed figures being worked out later on

90/ All the enclosures are returned

Secretary to Govt.,
Revenue Department.

Chief Engineer for Roads
and Buildings.

K.G.

General and Revenue Secretariat | File No | of 191

Serial No

91) submitted with a note on the matter,-

This relates to the Kankanpalya extension scheme - block B - (area outside the Municipal limits) in Bangalore city

92) In pursuance of para 3 of the G.O. dt. 24-11-45 (Ref A), the Trust Board, Bangalore, have formulated this scheme. The area which was formerly reserved for the formation of a green-belt in connection with this scheme is also now laid out into sites

93) The area comprised in this scheme is reported to be 1,278 acres and 31 guntas, out of this, the proposed layout covers an area of 1,126 acres and the rest forms villages, tank beds, converted lands, burial grounds and pvt institutions

94) In the layout now prepared, 48 acres and 7 guntas of land already acquired for the central Jail and T B Hospital are included. The chairman seeks orders of this area may be left

Serial No

out of the scheme as made over to the Trust board

95) Thus area to the extent of 48 acres & 7 guntas belonging to the central Jail and T.B. Hospital may perhaps be left out of the scheme in view of the opinion of the C.E. for R&B at para 86 supra. But ~~the~~ the number of sites to be formed in this extension would be reduced then, as this is included in the proper layout. This point is for orders.

96) Again certain area — about 53 acres and 23 guntas is utilised for ~~land dwellings~~ orchards & vegetable gardens. This is ~~in~~ not included in the proper layout. This question is being worked out separately and the connected file has already been submitted. Orders may perhaps be awaited on this point on the other file — Vide paras 7, 8 and 9 of the chairman's report.

97) The cost of this ~~estimate~~ scheme amounts to Rs. 47,65,014/- and the total realisation from the sale of sites at the rates proposed (noted ~~above~~ in ~~Vide para 99 infra~~)

Serial No

is estimated at Rs 65,61,800/- resulting in a net profit of Rs 17,96,786/-

98) Provision is made in this estimate for the acquisition of properties, for the formation of roads and for the drainage and water supply works in the proposed layout

99) 5,647 sites of three sizes are proposed to be formed in this layout as noted below and the cost rates proposed for the sale of these sites are indicated against each.—

	Dimension	No of sites	Rate
1)	40' x 60'	2,426	Rs 1-8-0 per sq yd
2)	60' x 80'	1,668	Rs 1-14-0 " "
3)	80' x 120'	1,553	Rs 2-4-0 " "

100) Apart from this, 654 sites of dimension 30' x 40' each are also proposed to be formed

101) As regards the provision of Rs 11,43,495 made for the water supply works, the chief Engineer for R&B is of opinion that generally the cost of water supply is not to be

NOTE– Contn Sheet

Serial No

to be a direct charge on the formation of new extensions, which will form a part of the municipality, and that since water taxes will be levied on the houses to be built, it is a point for consideration whether at least half the cost of water supply may not be debited to the municipality (vide paras 8 & 4 supra). It is therefore, for orders if a detailed estimate may not be called for in the first instance from the ~~ch~~ Trust-sound exchequer for the water supply work and the question ~~I order then~~ of debiting half the cost to the C & B and half decided then

102) The estimate for Rs 47,65,014 for this scheme has been sanctioned by the C E for R & B and it is suggested that this lump sum estimate now submitted may be sanctioned as a preliminary estimate pending detailed figures being worked out later on. This may perhaps be done according - vide para 89 supra

General and Revenue Secretariat | File No | of 194

Serial No

103) In the above circumstances, proposals for orders are

1) Sanction to the lump sum estimate for Rs 47,65,014/- for the scheme relating to the formation of Kandhamal Gajapati extension as a preliminary estimate, pending detailed figures being worked out later on in each case, as suggested by the chief engineer at para 89 supra

2) Sanction to leave the area to the extent of 48 acres and 7 guntas already acquired for the T B Hospital and central jail out of this scheme - opinion of the C E at para 86 supra

3) Sanction to form plots of three ~~[illegible]~~ sizes as referred to at para 99 supra and to sell them at the rates proposed therein, besides the formation of shop sites of 30 x 40 each

4) Sanction to communicate the observations of the C E for R&B as at paras 83, 85, and 88 of the notes in this behalf

and 5) Sanction to call for detailed estimates for each

NOTE— Contn Sheet

7303/L Kundampalya Colonisation Scheme

File No of 191 By Blowell

General and Revenue Secretariat

Serial No

of the works referred in the general scheme such as 1) the acquisition of properties, 2) formation of roads, 3) execution of water supply work and 4) the drainage work in this layout in view of the opinion of the C.E. at para 82 supra.

104) Submitted with reference to paras 51, 52, 81 supra

105 In addn to the above, the following points are also worthy

Sd 10/4/47

no upset price at which the shop sites 30'x40' each would be sold has been proposed, although it is done in the case of house sites of the three dimensions. In regard to shop sites, there is no necessity to sell them at upset price at all. They would fetch good prices if sold in auction & this may be ordered to be done accordingly. If this is done, the entire scheme will be more than self supporting.

106 In regard to the question of leaving out the orchards area, the owners of lands claim that the area measures 54 acres & 23 guntas. The claimants state that the actual extent of garden lands is 5 ac 15 guntas

General and Revenue Secretariat | File No | of 194

Serial No

This question is being dealt with in another file and a report has been called for as ordered by A Deem in that file. Pending orders in that file, it is for consideration if the area may be left out for the present (107). There is one more point of whether the conversion fine should be received from the Trust Board for the large extent of land proposed to be acquired on its behalf. This question has not been raised so far but it is necessary to decide this issue, as the Govt stand to lose a good portion of the revenue legitimately due to it. If a private person had converted the area in question for residential or industrial purposes, he would have had to pay the conversion fine. The calculation that the Trust Board would undertake a project of 37 lakhs by the formation of the extension scale of rates therein is based on the fact that the levy of such conversion fine is not taken into calculation ~~consideration~~

This point is for orders

NOTE—Contn Sheet

Kanakanapolya Extension Scheme

File No of 194

General and Revenue Secretariat

Serial No

9927/14/4

108) For orders on the above proposal

Revised JNA
12/4/47

109) The lumpsum estimate ~~now~~ for Rs 47,65,014 now submitted for Kanakanapolya extension Scheme, which has been scrutinised by the Chief Engineer for Roads and Buildings, may be sanctioned as a preliminary estimate, pending detailed figures being worked out later.

110) Detailed estimates should be got prepared for the various works referred to in the general Scheme viz:- 1) acquisition of properties 2) formation of roads (3) drainage works (4) water supply and necessary sanction of Govt. obtained for the execution of these works.

111) The lands reserved for the T.B. Sanatorium and the new central jail to the extent of 48 acres and 7 guntas may be left out of the Scheme.

112 Sites of the three dimensions ~~classes~~ proposed by the Chairman of the C.I.T. Board, ~~namely~~ i.e 40'x60', 60'x80',

Serial No

x 80' x 120' may be permitted to be formed, and they may be allowed to be disposed of at the rates recommended i.e. R 1-8-0, R 1-14-0 and R 2-4-0 respectively. The shop sites of 30' x 40' should be sold by public auction.

113) The area to be excluded on account of orchards and vegetable gardens will be decided on receipt of orders on the file separately submitted.

114) As observed by the Chief Engineer for R & B, at least half the cost of the water supply scheme may be debited to the Municipality. A detailed estimate for this work will be obtained from the Chairman and the Municipality consulted in the matter.

115) The Trust Board may be instructed to make necessary provision for the payment of conversion fine to Govt on all the agricultural lands which are proposed for acquisition for the formation of building sites.

116) The remarks of the

NOTE– Contn Sheet

73 Kanakanapalli Extension scheme

File No of 194 | General and Revenue Secretariat

Serial No

Chief Engineer in paras 83, 85 and 88 regarding the technical details to be observed will be communicated to the Trust Board.

117) A separate Land Acquisition officer has been sanctioned recently for the Trust Board. The Chairman will be asked to see that the acquisition work is carried out as expeditiously as possible.

Chief Minister for Edn. C. 14
Dewan

U.O. 16/4

OFFICE OF THE DIR FOR EDUCATION
Date 16 4
No 6594

118) I inspected the spot proposed for the layout along with Mr Krumbeigle, Govt Architect, the Chairman City Imp Trust Bd & the Trust Bd Engineer and discussed with them about the plans sent by the Trust Bd and it was agreed to revise the plan providing all the requirements necessary amenities of a modern extension. Revised plans may be called for from the Trust Bd. according to the declaration statement.

WD 0.238—GPB—15 000—6-1-47

7303/L Kaulkanfalya Extension B lock

regarding the lands should be obtained from the DC immediately and action taken to acquire them

JHG
11/5/47

119) Two ~~A~~ draft letters are enclosed, accordingly

14/5/47

Letter No 3031-1 & 18/5/47 from the chairman, Tirat sowing, Bangalore

120) The letter since received from the chairman, forwarding a memo of instructions said to have been issued by the Minister for E-D & P H. at the time of his inspection on the 9th of this month is submitted for perusal

121) ~~Memo instructions~~ The memo of instructions referred to above is submitted by the chairman for confirmation in the matter 4/4

JGN

7303 √ 9326/L Hankow Italy's extension

122) Submitted for perusal and orders with reference to para 118 of the notes

MA 14/5

123 Attention

13/6/47

17 JUNE 1947

To,

The chairman, Trust-Board

L 17078 of 18/6/47

Return the records with certain observation

C F No 46]

GOVERNMENT OF MYSORE

No 2374
Encls

OFFICE OF The City Improvement Trust Board
"Rangan Vilas", Seshadri Road, Bangalore

Date 8th March 1947

To

H.N. Pallegar, Esq , M.A , LL B.,
Secretary to Government, Revenue Department,
BANGALORE.

Sir

With reference to your letter No L 10755 dated the 31st January 1947 asking for a resolution of the Board agreeing to the proposal of the Deputy Commissioner, Bangalore District, for the entertainment of a Revenue Inspector and two Peons for a period of one month in connection with the preparation of declaration statements for the acquisition of lands for the Kankanpalya Extension scheme and to meet the expenditure on this account out of the Trust Board funds, I have the honour to state that after considering the subject, ~~by~~ the Board at its meeting held on 20-2-1947, ~~was~~ the following resolution ~~was passed~~.

> It was resolved " That the Board had no objection to meet the cost of the special staff proposed by the Deputy Commissioner, from the Closing Balance of the Trust Board Funds in the first instance, this being debited to the scheme at a later stage "

I have the honour to be,
Sir,
Your most obedient servant,

G N Narasimha
CHAIRMAN

HR/gvm

8/3

G R S III—3]

Routine Notes

[To be used only for notes requisitions etc not intended for permanent record]

(124) Submitted the connected file has been sent unofficially to the C E for R&B ~~for~~ for orders of that file may not be awaited

Ma 28/3

(125) Yes. f

25/3/47

From the D C Sangaleu
No AB 3293/46 & 18/4/4.
Requests early orders in the matter

N B —Should routine notes be written on small slips the notes must be pasted on this form

7479 J8768/

GRS III—3]

Routine Notes

[To be used only for notes requisitions etc not intended for permanent record]

126) The question re the appointment of a special Revenue Inspector & two peons has been dealt with in the file relating to the formation of the Kankanpalya extension & this file has been submitted to the Minister for Edn + ~~Fin~~

24/4

127) Pl account to return receipt of that file with orders

[illegible]

128) The committee file had been submitted in connection with a Lic question & this has since been received & put up herewith

129) The appointment of ~~the~~ special Rev Inspector on Rs 50+10 and two peons on Rs 11/- each from for a period of one month

N B —Should routine notes be written on small slip the notes must be copied or slips pasted on this form

Kankanfalya extension ~~scheme~~ is
7479 ✓ 8768, 9326/L

connection with the Kankanfalya extension has to be sanctioned

The D C in his letter dt 10/4/47 (Pg 9a) reported that this appointment has already been made. The Trust Board has also no objection to the same ~~[illegible]~~

TYPING SECTION
10 JULY 1947

130 A draft letter is put up inquiring as to whether this appointment has since been ceased and if so, how ~~the cost~~ the expenditure in this behalf has been met subject to with reference to para 70,75 infra

ma 7/7/47

131) Issue
for
PJ 7/7

To,

The D C Bangalore
L 807 dt 4-7-47
calls for certain information

SAS A
ma
12/7

From the chairman, Trust Board
No T 51/47 dt 7-8-47
is a revised plan in this respect

132) The chairman ~~now proposes~~ has now submitted a revised plan for the formation of the Kamkanpalya Extension block B ~~as decided at the time of visit~~. This revised layout plan is said to have been prepared in the light of the decision arrived at, at the time of the inspection of the area by the Minister for Edn and P H on the 9th May, 1947

133) In the circumstances stated by the chairman, the following proposals are submitted for orders in this connection —

1 cost of the scheme

The total cost of this scheme as now revised is estimated at Rs 62, 44, 220 (vide para 6 of the report)

as against an estimated realisation of Rs 81,48,296/- from the sale of sites at the rates proposed as noted at sub para 4 infra, resulting in a net profit of ~~Rs 62~~ Rs 19,04,076/-

The estimate for Rs 62,44,220/- for the scheme may perhaps be sanctioned as a preliminary estimate, pending detailed figures being worked out later on in each case, as suggested by the chief Engineer for R & B at para 89 supra detailed estimates may be got prepared for the various works referred to in the scheme

2 proper layout to be framed

out of 1290 acres and 23 guntas comprised in the block, only an extent of 1064 acres and 22 guntas are proposed to be acquired it is said that the remaining extent of 226 acres and 1 gunta have to be left out of acquisition for the following reasons -

		Ac - gun
(1) Private property (already encroached) to be left out	—	13 — 8
(2) Existing villages	—	24 — 11

P T O

		Ac – gunta
(3) Existing police quarters	—	0 – 32
(4) Burial grounds	—	3 – 5
(5) GWE Khanab	—	57 – 33
(6) Tank beds	—	59 – 11
(7) Byrasandra orchard portion	—	19 – 11
(8) T B Hospital & New central Jail	—	48 – 4
Total	=	226 – 1

This may perhaps be approved

3 Dimensions of sites to be formed

4,642 sites are proposed to be ~~laid out~~ formed in the area of the dimensions noted below –

	Dimension		No of sites
(a)	100' x 150'	—	326
(b)	80' x 120'	—	610
(c)	45' x 90'	—	888
(d)	40' x 60'	—	868
(e)	30' x 50'	—	1950
		Total	4,642

Apart from the formation of the above sites, 234 shop sites of 30' x 60' each are proposed

to be formed
proposal
Thus for orders

(4) Rates fixed for the disposal of sites

The following rates are fixed for the disposal of sites —

Measurement of sites		Minimum rate fixed
(a) 30' x 50'	—	Rs 2/- a sq yard
(b) 40' x 60'	—	Rs 2-8-0 do
(c) 45' x 90'	—	Rs 3/- do
(d) 80' x 120'	—	Rs 3-8-0 do
(e) 100' x 150	—	Rs 4/- do
(f) sites to be give for the govt depts for the construction of departmental public buildings, layout of parks etc	—	~~Rs~~ A uniform rate of Rs 3/- per sq yard
(g) shop sites (30' x 60')	—	Are proposed to be disposed of in public auction with a minimum bid of Rs 10/- per sq yard.

The rates fixed for the disposal of sites, ~~[illegible]~~ (Vide overleaf) are submitted for orders in this connection. It is submitted that the question of levying or otherwise the conversion fine on the lands proposed to be acquired by the Trust board for layout sites is still under consideration

(5) Source to work out the scheme

The expenditure necessary during the current year is proposed to be met out of the provision of Rs 10 lakhs provided in the State budget for 47-48 under 'Advances' for the formation of Extensions. This may be approved

(6) Water supply work in the extension

A provision of Rs 10,83,895, ~~has been~~ is made for the water supply arrangement in the extension to be formed. The chief Engineer

for Roads and Buildings is of opinion (Vide para 84 supra) that generally the cost of water supply is not to be a direct charge on the formation of new extensions, which will form a part of the municipality and that, since water taxes will be levied on the houses to be built, it is a point for consideration whether at least half the cost of water supply may not be debited to the municipality

A detailed estimate for this work may perhaps be called for in the first instance and the local municipal council consulted in the matter This is for approval or other orders

7. Technical details to be followed in this respect

The remarks of the chief Engineer in paras 83, 85 and 88 of the notes regarding the technical details to be observed in this

9326/908/L Kandaswamy's extension
~~for~~ 3 blocks

may be communicated also

134) The proposals 1 to 7 under para 133 supra are submitted for orders with reference to para 118 of the notes

ma 11/8/47

Minutes of the meeting held on 14-8-47 in the Dewan's chambers on the above subject are noted below:—

please see next page

The officers present were.—
1) the Dewan, 2) the Minister for Education, 3 P H, (3) the Rev. Secy, 4 the Director of Ind & 5 the chairman, Trustees

in the Dewan's chamber

~~meeting~~ held on 14-8-47, the Kanakanapalya extension scheme ('B' block), as proposed by the Trust-Board, has been approved ~~with certain~~ subject to certain conditions, as noted below.—

Subject	Decision arrived at
VII. FORMATION OF THE KANAKANAPALYA EXTENSION. (a) (A - Block within Municipal limits). Points for consideration. (i) Area to be acquired is 195 acres and 20 guntas, out of the area of 204 acres and 10 guntas. (ii) Approval to the revised layout for forming 838 building sites and 40 shop sites. (iii) Approval to the estimate for the scheme amounting to Rs.13 lakhs including cost of requisition, formation of roads, water supply and underground drainage. Rates of disposal of the sites proposed by the Trust Board viz.,	Approved.
(b) FORMATION OF THE KANAKANAPALYA EXTENSION - (B - Block outside the Municipal limits). Points for consideration.	Subject to ~~the necessary~~ ~~with~~ the following instructions.—

No. of sites.	Dimensions.	Rate.
422	40' x 60'	Rs.2-8-0 per sq.yd.
342	45' x 90'	3-0-0 -do-
50	80' x 120'	3-8-0 -do-
24	100' x 150'	4-0-0 -do-
40 shop sites	30' x 60'	To be sold in public auction with a minimum bid of Rs.10/- per sq. yd.
Sites to be given to the Government Departments.		Rs.3/- per sq.yd. uniformly.

(i) Approval to the area to be acquired - 1004acres 22 guntas out of total extent of 1230 acres and 23 guntas leaving out area of 226 acres which consists of lands already converted, existing villages, burial ground etc.,

(ii) Approval to the revised estimate of Rs.62,44,220 for the layout, acquisition etc.,

(iii) Dimensions of sites - 4642 building sites.

No. of sites.	Dimension.	Rate.
326	100' x 150'	Rs.4-0-0 per sq.yd.
610	80' x 120'	3-8-0 -do-
828	45' x 90'	3-0-0 -do-
868	40' x 60'	2-8-0 -do-
1930	30' x 50'	2-0-0- -do-
234 shop sites	30' x 60'	Disposal by public auction with a minimum bid of Rs.10/- per sq.yd.

Sites to be given to Government Departments at Rs.3/- per sq. yd.

As per opinion of the Chief Engineer for Roads and Buildings, it is for consideration whether half the cost of the water supply estimate may be met by the City Municipality, total cost being Rs.10,85,895.

(1) 2,000 sites to be earmarked for officials drawing salary below Rs.500/- p.m.

(2) Sites in each block to be disposed of by lot, and each afflicant to indicate the block in which he intends to take up the house.

(3) Disposal to be by lots by the Allotment Committee.

(4) The above fact to be notified with particulars of the extension and the various blocks to be formed and details regarding number of sites and dimensions etc.

(5) the sites to be given for construction to House Building Companies after obtaining tenders from them

(6) Notice to be published calling upon the Companies who are prepared to take up such works, to offer their quotations for constructing the blocks of houses of particular types and designs. This notice to be issued within 1-9-47.

(7) Separate Allotment Committees to be formed for each extension, which should fix the price of each unit after taking into consideration the offer made by the building companies. Different type designs to be got prepared for different blocks after obtaining the views of a few persons of various communities to suit the requirements of particular communities. But no communal or sectional blocks to be formed.

136) In view of the decision arrived at, as noted above, ~~the~~ the scheme

for the formation of the Kankanfalgu Extension (Block B) at an estimated cost of Rs 62,44,220, as submitted by the Trust sound may perhaps be sanctioned, subject to the conditions noted under para 135 supra, ~~para~~ as a preliminary

A scheme, pending detailed figures being worked out later on in each case in view of the opinion furnished by the chief Engineer for R&B at para 89 of the notes

(137) The rates fixed for the disposal of sites in this ~~area~~ extension may be approved, subject to the addition of Rs 1000/- per acre towards the payment of conversion fee, as fixed in the meeting held on 14-8-47 referred to above

B

(138) The remarks of the chief Engineer in paras 83, 85 and 88 of the notes regarding the technical

C

908/2 Kankanpalya Extension Block B

details to be observed in this respect may also be communicated in addition.

139) Points referred to at ~~paras~~ A, B and C (overleaf) are submitted for orders with reference to paras 118 and 135 of the notes.

Ma 30/8/47 Jd

140) Administrative sanction may be accorded to the above scheme for the laying out of the Kanakanapalya - Ottensen - Block B, subject to the conditions referred to at para 135 supra and to the points referred to at B & C supra.

new secy for 1/9/47

141/2 agree ~~abs~~ the above note of new Asst Secy

142) JPH

Minister Concd PH) 3/9/47

2/9/47

8/4/9

3/9 P.M. No. 1695

143) Submitted with a draft go
MA 8/9 (A draft letter is also furnished covering the instructions referred to at frames 83, 85 & 86 of this file)

144) For approval
Rowley 23/9/46

145) The Q is put up for approval before
[illegible]

146) ~~As the matter~~ This is a schedule matter
Both in view of the urgency involved & the Q.P., if approved will be one & the file will be resubmitted for

necessary further orders

Ministers (Secy & P.H. Rev & Cons) 26/9/47

147) 30/9/47

148) The matter was further discussed with the Dewan today and the rate of Conversion fine as previously fixed namely Rs 2000/- and Rs 1000/- per acre stand

1/10/47

FOR INFORMATION
Date 26/9
No. 220f

OFFICE OF THE MINISTER FOR FINANCE
No. 3589
Date 3.10.47

149) For perusal before issue of orders as above

Ministers (Rev & Cons) 3/10/47

150) It is a pity that the file comes to me at this stage when a decision has already been taken and the Government Order is about to issue Though questions relating to the appropriation of agricultural land for non-agricultural purposes and the levy of conversion fine are matters to be dealt with or decided in consultation with the Land Revenue Branch of the Secretariat, I find that that Branch has not been consulted at all at any stage.

151) According to existing orders, the conversion fine that has to be levied in and within a radius of two miles of Bangalore City, ranges from a minimum of Rs.2,000/- to a maximum of Rs 4,000/- per acre I had directed the Land Revenue Branch in another connection, to examine whether these rates are not susceptible of further enhancement in view of the appreciable rise in land values in recent years and also whether the existing classification of localities and places may not be altered or modified according to their present importance The proposals of the Revenue Commissioner submitted in this connection to raise the minimum and maximum rates of conversion fine for Bangalore and Mysore cities, respectively to Rs 3,000/- and Rs 6,000/- are being worked up separately

152) The present proposal is to levy a conversion fine of Rs.1,000/- only per acre for the area proposed to be utilised for building purposes (residential portion) As this rate is only 50 per cent of the existing

existing prescribed minimum, the proposal would entail a loss of over 4½ lakhs of rupees to Government, on the extent of 457 acres and 3 guntas actually to be sold as sites, apart from foregoing (as per rules) conversion fine on over 600 acres required for formation of roads etc, and the recurring loss in the shape of assessment which would have been paid to Government, year after year had the land continued to be used for agricultural purposes.

153) It is not apparent why the rate of conversion fine to be levied in respect of Kanakanapalya extension, should be even lower than the existing minimum of Rs.2,000/-. On the other hand, by raising it to Rs.3,000/- per acre, Government would benefit to the extent of over 9 lakhs of rupees. The fine at the higher rate of Rs.3,000/- on the 457 acres and 3 guntas involved can be met out of the anticipated net profit of Rs 19,04,076/-. But there is really no harm even in increasing the price of sites corresponding to the increase in the rate of levy, since the increase would be only in the neighbourhood of annas 8 per sq. yard, or Rs 83-5-4 for a site measuring 30' X 50' or about Rs.133 for a site of 40' X 60' which would cost, after this increase only Rs.416-10-8 or Rs.799/- including the upset price now proposed to be adopted. Even at this rate, the price of sites in the Kanakanapalya extension would be dead cheap -- very much less than the price obtaining in the contiguous area of Basavangudi The increase in price, moreover, would be negligible for a person who is prepared to invest Rs.5,000/- to Rs.10,000/- on the construction of a building.

building Sale of sites at low prices would benefit only speculators and investors, and bring in no corresponding benefit to the community at large It is quite on the cards that persons who are allotted sites may dispose them of after a short interval at twice or even thrice the value paid by them and make substantial profits. Or, in case they are compelled to construct buildings, they can do so and dispose of the buildings at very considerable profit On the other hand, by levying the fine at the higher rate of Rs.3,000/- per acre, Government would gain, as already indicated, to the extent of Rs.9 lakhs of rupees which may well be utilised on some scheme or schemes calculated to benefit the community as a whole. Even if the extra expenditure consequent on the levy of conversion fine at Rs.3,000/- per acre, has to be realised from the sale of sites, the resultant increase in the price would amount only to about 11 per cent on the sum of Rs.81,48,286/- expected to be realised

For the reasons adduced above, I would respectfully suggest that the matter may be reconsidered and the rate of conversion fine fixed at Rs.3,000/- per acre -- a rate by no means excessive or unreasonable in a place like Bangalore. It would, as a matter of fact, be generous considering the rate at which sites are being sold in public auction or by private arrangement. To fix a lower rate of conversion fine -- equivalent to 50 per cent of the minimum rate now in force, would be

inviting criticism later on, that the rate has been unduly lowered, with a view to benefit the official class or speculators and that the legitimate interests of Government have been allowed to suffer thereby

155) The cost of acquisition is estimated at Rs.1,500/- per acre. According to a recent ruling of the High Court the use for which the agricultural land will be or is proposed to be put after acquisition has to be taken into consideration in passing the award If the award is contested, as it is likely to be in many cases, it is not possible to say what rate of compensation will be allowed by the court, who will obviously take into account the rate at which building sites have been sold or have changed hands in the immediate neighbourhood. If a rate very much higher than Rs.1,500/- per acre is awarded, the net receipts would correspondingly be reduced This point has also to be kept in view in fixing the rate of upset price.

156) With a view to prevent alienation and to obviate the possibility of sites being kept vacant for any length of time, without constructing buildings thereon, it is advisable to lay down that construction of buildings as per approved design should be completed within three years of the date of sale of sites, and that neither the sites nor the buildings should be alienated or disposed of otherwise, the former not at all and the latter within a period of twelve years from the date of sale of sites, and that in case of non-fulfilment of the above conditions, the site in question would be resumed after

3539

after refunding the upset price recovered, or if a building or other structure has been put up on the site, such building or structure would be taken over after payment of the cost thereof, as fixed by the Trust Board Engineer, whose valuation shall be final.

Date 7/X/47
No 24.9.2

Dewan
through Minister for Edn
& Public Health

7/10/47

Continuation Sheet	File No / Current No	of	Page

157) The entire matter was discussed by the Dewan on 10-10-47. The Minister for Revenue, the Minister for Education, the Chairman, City Improvement Trust Board, Bangalore, and the Secretary to Government, Revenue Department, were present The following decisions were arrived at -

1 There is no necessity to alter the rate of conversion fine as previously decided upon, but conversion fine should be levied only on the area to be acquired for the laying out of sites proper, excluding the area required for roads, drains, parks, and space meant for public use like hospitals, schools, etc

2 A uniform increase of As 8 per square yard may be added to the rates already fixed for the disposal of sites of various dimensions

3 The Trust Board should ~~take-up~~ set apart the areas in the extensions where the construction of buildings will be entrusted to building companies, the buildings being built thereon according to the approved type and design

4. The remaining areas should be demarcated by the Trust Board and sites made thereon disposed of by the allotment Committee, subject to the condition that the building ~~should be~~ to be constructed should be in accordance with the approved plans and designs and other conditions that may be imposed upon by the Trust Board

5 The sites and buildings should not be sold or alienated in any manner for a period of ten years and in case such alienation is found necessary, earlier the right of pre-emption should be given to the Board at reasonable prices to be fixed by them

6 The 2,000 sites to be set apart for the official

official class drawing a salary of Rs.500/- and below should be earmarked in each block by the Trust Board

158). As regards the industrial suburb area, no enhancement in the rates of sale already fixed is necessary Even in respect of this area no conversion fine need be levied ~~and~~ on the area set apart for roads drains and for other public purposes such as hospitals, schools, etc ,

159) The area set apart for housing the labour in the industrial suburb should also be treated as a housing area for purposes of levying the conversion fine.

Extracts of this will be taken in the file of working separately for

160) Revised draft G.O is put up for approval
Revised 17/X/47

C-106
20.X.47

161) The above note of discussions for the decisions taken when the matter was further discussed with the Governor & the revised drafts put up are for app?

OFFICE OF THE MINISTER FOR EDUCATION & P.H.
Date 18/X
No 2763

Minister for Edn & P H
Minister - Rev & Cons

162) 20/10/47 17/10/47

Vide notes otherwise

163) When I recorded my minute on 7-10-1947, I had only a general impression of the ruling of the High Court as regards the factors to be taken into account in awarding compensation for agricultural lands acquired for building purposes I have since perused the above ruling. In the particular case in which the ruling was given which related to a site in Gandhinagar, Bangalore City, the High Court enhanced the compensation to Rs 2-8-0 per square yard (Rs. 12,100/- per acre) as against Rs 2,500/- per acre awarded by the Land Acquisition Officer. The compensation was thus enhanced fourfold

164) I admit that the land which is proposed to be acquired for the extension in question may not be so valuable But it is very probable that the rate of acquisition charges adopted viz Rs 1,500/- an acre may not be considered adequate by the Courts The upset price of the sites at the rates proposed will range from Rs 12,100/- per acre for the smaller denomination sites measuring 30' X 50' to Rs 21,780/- in the case of sites measuring 100' X 150' It is likely that in assessing the rate of compensation, the Courts may keep this in view as also the rates prevailing in the neighbouring areas The Trust Board will be taking a tremendous risk in underestimating the acquisition charges and in case they happen to have no sufficient savings at their credit to meet such charges and the Courts should award higher compensation, funds will have to be drawn from the general Revenues for this purpose This would provoke considerable public criticism The charges

for the layout, including water supply and underground drainage are estimated at Rs.46,00,000/-. Whether this would be adequate in practical working it is difficult to say at the moment For ought we know, and from the trend of quotations that are being offered, the estimates for the several items of work may have to be revised more than once in the course of execution, involving substantial addition to the cost It is true that the increase in the upset price by 0-8-0 per square yard may bring in about 9 to 10 lakhs of rupees and that a net saving of Rs 19,10,000/- is expected to accrue even on the basis of the rates originally proposed Whether these amounts would suffice to meet possible additions to the estimated cost of the layout (actual expenditure) plus the cost of acquisition at enhanced rates, if any, that may have to be paid, it is too premature to say It is therefore advisable to provide for a sufficient margin to meet all possible contingencies I would suggest, therefore, for further consideration the enhancement of the upset price by another 0-8-0 per square yard Even with this increase, the rates will be very moderate, considering the price at which sites are changing hands in the neighbourhood, a few furlongs away from this extension

A

165 Whether the condition regarding non-alienation could be enforced and if so, in what manner, has to be got examined by the Law Section If it cannot be enforced, it will be open to the purchasers of sites to part with the same in some manner or other at the earliest opportunity and make substantial profits. Then, it is only the Government or

B

C-106
20 x 47

or the Trust Board that will lose by the disposal of sites at upset price - at a rate very much lower than the current market price.

166) The draft put up does not seem to be precise and clear in certain respects -- vide my marginal remarks on the draft. Unless proper explanation is forthcoming, the portions of the draft against which remarks have been made, may have to be suitably revised. This may be first attended to, before the file is submitted to the Dewan.

167) The same remarks apply to the linked file. The draft in that file also requires revision, in the light of remarks made therein.

Sd/-
20/11/47

Sd/-
21/10

168) Typed draft p.o is put up. The two points on which further consideration is required are noted at A & B supra.

169) In regard to B supra, the Land Sect may be consulted.

vide linked file etc

Sd/-
20/11/47

Minister for Finance & Lands

170) Sd/-
21/11/47

Kanakalya – B Block

Continuation Sheet | File No / Current No | of | Page 1

171) A revised draft G.O. according to the instructions given by the Minister for Finance & Dues is put up

172) Another draft letter ~~Con~~ conveying additional instructions to the chairman for the lay out etc. is also put up.

173) This is a schedule matter requiring consideration in council

174) It is for orders, if the above drafts may issue in the first instance & then the matter placed before the council

175) As this is merely giving administrative sanction, the G.O.s may perhaps issue as the matter is urgent.

Minister Finance & Dues.)

24/11/47

Kanakamahalya Cottas — B Mra

App F III-2

General and Revenue Secretariat

File No C630(A) of 194 —

Serial No

176) Given the fact that the rates prescribed for the different classes of sites are to be the minimum and they are open to revision later on, I now find that there need not be an increase of annas eight per sq yd thought of originally. If there were to be a general increase of eight annas it might hit the poor going in for the smaller sites hard. Besides the sites of higher dimensions are now proposed to be sold by auction. The drafts are approved subject to these slight modifications.

Sd/- 24/11/47

177) If the Dewan agrees the matter may be brought up at tomorrow's meeting of the Council and disposed of.

Sd/- 25/11

Dewan

178) Council meeting 26th

ARM 25/11 — CB — WP — 25/11/47

Council File No 630(A)
For Consideration
at a Meeting of Council

NOTE– Contn Sheet

File No	of 194	General and R[illegible] Secretariat	
		Serial No	

WD 0.233—GPB—15 000—8 1-47

C 630 (A)

Extract from the Proceedings of the Sixth *Meeting of the Council of Ministers held at Bangalore on* 25th & 26th November 1947

SUBJECT -

Disposal of sites in the Kanakanapalya Extension, Bangalore

OPINION OF THE COUNCIL.

Council approves the granting of Administrative sanction including necessary financial sanction for the lay-out of the Kanakanapalya Extension.

The rates at which the lands should be sold, the manner in which the plots should be disposed of, either by lot or otherwise and the question of erecting buildings by building Corporations or otherwise and other questions will be considered after the lay-out is completed and the Board reports thereon

(Sd) A RAMASWAMI MUDALIAR
Dewan of Mysore

In favour of a Final Note

Min fin & Ind) WQ 28/11/47
KCD
Rev Sy) 29/11/47 (Ann/) Mysore

1/12/47

"EXTRACT"

Chief Secretary to Government
28/11

D 7 N is fwd up for appl
please to be

Kaukhalya extension.

Please type at once.

5/12/47

5 DEC

Submitted with a typed note

8/12/47

Revised 8/12/47

For app^l

Minister
Finance & Ind^s

Draft app^d
8/12

9/12/47

OFFICE OF THE MINISTER
FOR FINANCE & INDUSTRIES
No 863
Date 9/12/47

8/12

Two Copies of Final note signed by the Minister are placed in the file

27/11/47

Dewan

30/12/47

OFFICE
31 DEC 1947
3748

Final note by the Minister for Finance and Industries

Subject.— Formation of the Kankanapalya Extension - A and B blocks in Bangalore City

---

In Government Order dated 24th November 1945, the City Improvement Trust Board, Bangalore, was entrusted with the work of forming residential extensions in Bangalore City for relieving the acute situation caused by the scarcity of dwelling houses in the City

In pursuance of the above Government Order, the Chairman, City Improvement Trust Board, Bangalore, got estimates and plans prepared for the formation of extensions in two blocks of Kankanapalya village The plans have been prepared providing for all the necessary amenities of a modern extension The details of the sites proposed to be formed, etc , and other financial aspects of the schemes are noted below -

H + D

Extension	Total extent of land to be acquired	No of building sites	No of shop sites	Estimated cost	Realisation	Net Profits
Kankanapalya Extension Block 'A' (within the Municipal limits)	264 acres and 10 guntas	838	40	Rs 13 lakhs	14,21,102	1,21,102
Kankanapalya Extension Block 'B' (outside the Municipal limits)	1290 acres and 23 guntas	4,642	234	62,44,220	81,48,296	19,04,076

The rates proposed for the disposal of sites by the Trust Board are as follows -

Class	Dimensions	Rate per square yard
Building sites -		
A	100' x 150'	Rs 4/-

(contd)

Class	Dimensions	Rate per square yard
Building sites (contd)		
B	80' x 120'	Rs 3-8-0
C	45' x 90'	3/-
D	40' x 60'	2-8-0
E	30' x 50'	2/-
Shop sites	30' x 60'	To be soldin public auction with a minimum bid of Rs 10/- per square yard

For the lands reserved for Government Departments for the construction of public buildings, play-grounds and parks, etc , it was proposed to charge a uniform rate of Rs 3/- per square yard

The question was examined at a meeting held on 10th October 1947 at which the Dewan, the former Minister for Education, the Chairman, City Improvement Trust Board, Bangalore and the Revenue Secretary to Government, were present The following are some of the main tentative conclusions arrived at -

1 Conversion fine to be levied at the rate of Rs 1,000/- per acre on the area to be acquired for the laying out of sites proper, excluding the area required for roads, drains, tanks and space meant for publicuse like Hospitals, schools, etc

2 The Trust Board to set apart the areas in the extensions where the construction of buildings was to be entrusted to building companies according to approved types and designs

3 The remaining areas to be demarcated by the Trust Board, and the sites thereon disposed of by an Allotment Committee, subject to the condition that the buildings to be constructed should be in accordance with approved plans and designs, and other conditions that may be imposed by the Trust Board

4 The sites and buildings should not be sold or alienated for a period of ten years, and in cases where such alienation is necessary earlier, the Board should have the right of pre-emption, at rates to be fixed by them

5 2,000 sites to be set apart for the official class drawing a salary of Rs 500/- and below and earmarked in each block

The question was discussed at a meeting of the Council of Ministers held on the 25th and 26th November 1947 The Council agreed that administrative sanction including the necessary financial sanction may be granted for the lay-out of the Kankanpalya Extension (A and B

Blocks) and that the rates at which the lands should be sold, the manner in which the plots should be disposed of, either by lot or otherwise and the questions of erecting buildings by building corporations or otherwise and other questions may be considered after the lay-out is completed and the Board reports thereon

The above resolution is submitted for the gracious approval of His Highness

H B Dasappa

Minister for Finance
and Industries

Camp - Bhadravati,
26th December 1947

Submitted to His Highness

I submit herewith a Final Note by the Minister for Finance and Industries re formation of the Kankanapalya Extension - A and B blocks in Bangalore City for the gracious approval of His Highness.

A Ramaswamy Mudaliar

Bangalore,
31-12-1947

DEWAN

Record of Cases submitted for the Orders of His Highness the Maharaja

No. 696
2 1 48

Subject

Proposal to form Kankanapalya Extension - A and B blocks in Bangalore City

694

Order

(RN)
2/1/48

Chief Secretary

AQU
5/1

LOG
7/1/48

C 630(A)

General and Revenue Secretariat

WD 06911—GPB—1000—3 7-47

SUBJECT —

Proposal to form Kankanapalya Extension A and B blocks in Bangalore City

Circulated to Council of Ministers for perusal of His Highness orders before/after issue of orders

Chief Secretary to Government

Through the Secretary to Government

Revenue Department

Remarks

Chief Minister

Minister for Finance and Industries

Minister for Law and Labour

Minister for Public Works and Agriculture

Home Minister

Minister for Local Self Government

Minister for Public Health and Excise

Minister for Education

Minister for City Municipalities and Muzrai

Secretary to Government Rev Department (with compliments)

NOTE —Contn sheet

908/W

To,

The chairman, C & T board, Bangalore

The Secretary, P W D

The Sd Commr, Bangalore

The D C Bangalore

The chief Engineer for R+B

The chief " for S&M

The Govt Architect

L 12632-8/Wh 139-46-13 & 17-1-48

Accords administrative sanction to the schemes

This may now be sent to the C B for completing the circulation

Wa 17/1

C-B) Ann 17/1/48

(S) 19/1

B Wa 24/11

IMMEDIATE

REV. & REV. SECRETARIAT, 4368 6 DEC 1946 L. S. G. BRANCH.

No. 1613
Enc - 9 wo files
vide phenist

Office of the City Improvement Trust Board,
"Ranga Vilas", Seshadri Road,
Dated, Bangalore, the 4th December 1946.

From

C N NARASINGA RAO, ESQ , B A , B L , ESQ
Chairman, City Improvement Trust Board,
BANGALORE

To

J B MALLARADHYA, ESQ , M A ,
Secretary to Government,
Revenue Department, Bangalore

Sir,

Subject - Kankanpalya Extension Scheme -
(Block A within the Municipal limits)
- oOo -

In continuation of this office letter No 200/46-47 dated the 25th July 1946 submitting for favour of sanction proposals for the Kankanpalya Extension Scheme (Block 'B' - area beyond the Municipal limits) and stating that separate action has been taken to notify the scheme relating to (Block under Sec 16 of the Act, I have the honour to state that the scheme was accordingly notified in the official Gazette dated the 1st August 1946 and published in the two subsequent issues, dated 8-8-46 and 15-8-46 as required by Sec 16 (1) (b) of the City of Bangalore Improvement Act.

2 Copy of the notification was sent to the President, City Municipal Council, Bangalore, on 25-7-46 calling for any representation which the Municipal Council might think fit to make with regard to the scheme as required by Sec 16 (1) (a) of the Act and to the Municipal Commissioner, City Municipality and the Deputy Commissioner, Bangalore

District, for being put up in some conspicuous part of their offices, a copy of the notice being affixed to this office Notice Board also for the information of the public

3 The City Municipal Council at its meeting held on 14-8-46 approved of the above scheme A copy of the Municipal Council's resolution approving of the scheme was received in this office on 19-8-46.

4. On the basis of the information furnished by the Amildar, Bangalore North Taluk, as to the ownership etc of the properties proposed for acquisition, notices were served between 26-8-46 and 31-8-46 as required by Sec 16 (2) of the Act on 336 persons whose names appeared in the Land Revenue Registers as primarily liable for the payment of land assessment leviable under the rules in force on the properties proposed to be acquired by the Board for the purpose of the layout scheme and requiring an answer ~~of~~ within 30 days from the date of service of the notice, whether the persons so served dissented or not in respect of the acquisition of such property as shown in the notice.

5 Out of 336 persons whose names were furnished by the Amildar as being the owners of the properties involved, 150 persons only could be served personally The address of the rest could not be ascertained inspite of the efforts made by the Trust Board staff No Agent of theirs also could be found 152 notices were therefore served on the

land and the fact was made known to the public in the locality by beat of "Tom Tom". A mahazar was also drawn to this effect in the locality 23 notices were sent by Registered Post and 11 to the Departmental Officers in whose possession the lands were.

6. Inasmuch as, such a large number as 152 notices out of 336 were served on the land and as perhaps the names of many of the owners who had purchased small plots in recent times had not been incorporated in the Land Revenue Registers as they were outside Bangalore City, and as the Board had to consider all objections that might be raised to the proposed acquisition, it was considered very desirable and necessary to publish the fact of the scheme in all important local Dailies also Notices were accordingly published in the marginally noted Dailies.

Tai Nadu
Desabandhu
Janavani
Mathrubhoomi
Daily News
Al Kalam

7 As a result of this, so many as 815 representations were received from 26-8-46 to 16-10-46 23 representations have since been received making a total of 838 representations A brief note as to the nature of representations or objections received is enclosed

8 It could be seen from the above that most of the representations are to the effedt that the persons affected by the acquisition require site for site to be given to them This is a matter which could be decided at the time of allotment of sites

9 Some of the properties included in the scheme belonging to the City Municipality or Government, need not be acquired but may be vested in the Board for the purpose of the Act under Sec 28 The Municipal Council with the concurrence of the Board having already granted an area of 450' x 500' comprising the Health Camp in the East Road, Basavanagudi, for the construction of the Bangalore Intermediate College building in the Health Camp area which is also sanctioned by Government in their order of the 12th October 1946 may also be left out of acquisition

10 Some persons interested have raised a point that as regards their lands coming within the proposed green-belt that they are using them for vegetable gardening and agricultural operations and that they might be permitted to continue their use for the above purpose since they undertake to keep them open and unbuilt Under the Land Revenue Code, the Deputy Commissioner could disallow conversion of these lands in which case they will continue as open lands and form green-belt This is a matter left, however, to Government in sanctioning the scheme.

11 The question whether the area forming the green-belt should be acquired or left out was also considered by the Board as it was the opinion of some that it would be advantageous to leave the area forming the green-belt without acquisition subject to a prohibitory order not to construct buildings thereon as they would minimise the cost of the acquisition and consequently of the site to a considerable

extent which would help the poorer and middle class people to a great extent

12 The Board at its meeting held on 22-10-46 resolved

> "That the Scheme of 'A' Block (within the Municipal limits) be approved with the proviso that as regards, the persons whose land or site is acquired under the scheme, each of such person be given one site provided he agrees to the terms and conditions as might be laid down by the Board and, further comes under the group that might be decided upon and specified by the Board later "

The further consideration of the subject was, however, adjourned at the request of the members Accordingly, this subject was taken up for consideration by the Board at its meeting held on 26-10-46

13 Before commencing the discussion on the subject, Mr Gupta opined that the previous resolution should be suitably amended with a view to prevent the owners from alienating their properties to others from a date to be fixed and said that this would prove as a bar to persons owning more than one site from alienation After some discussion, it was resolved that the following clause be added to the resolution passed on 22-10-46

> "And for this purpose, no alienation of the sites as and from 1-8-46 (the date of publication of the notification of the scheme in the Gazette) would be taken as a valid."

14 As there was some difference of opinion between some of the members of the Board and the Engineer Officer about the need for a two furlong green-belt, the question

was discussed at length and it was finally resolved

> "That the Board reiterated its view that the scheme of the green-~~ebl~~belt already decided upon was necessary and that the extension scheme should be formulated on that basis and further that the scheme be retained subject to the modification that the scheme be extended up to the East Road "

15. At this stage, some of the members proposed an inspection of the spot by the Board before a final decision could be taken in the matter. Accordingly, the spot was inspected by the members of the Board on the morning of 29-10-46 At a subsequent meeting held on 1st November 1946, the following resolution was recorded, the subject having been discussed at great length at the previous meetings.

It was resolved -

> "That the scheme of Kankanpalya Extension be approved and sent up to Government for sanction with the following modifications -
>
> 1 The extension scheme to begin with the East Road
>
> (i) That along the East Road, however, the converted portions of Survey Numbers be omitted
>
> (ii) That the area granted to the Vijaya College be also omitted
>
> 2 Subject to the modification above resolved upon, the area of agricultural land from the western line of the proposed green-belt up to the East Road be acquired for the scheme
>
> 3 A separate layout for improvement of the Kankanpalya and Byrasandra villages be made and the houses in these villages pertaining to the Gramatana be not acquired for the present "

The converted lands were omitted since their acquisition would make the scheme costly and the unconverted lands abutting the East Road were included in order that the exetension may start from a well defined line and to prevent buildings coming up here later

16. Agreeably with the above resolution, the scheme was modified and estimate revised and modifications inserted in the scheme According to this, the area comprised in this block comes to 245 625 acres of which 39 25 acres are proposed to be utilized for the actual layout while the remaining extent of 205 6 acres is reserved for the green-belt Out of this, 135 4 acres are to be acquired for the green-belt The rest of the area pertains mostly to the Tuberculosis Hospital and private holdings to the extent of 13 2 acres 8 acres are reserved for Gramatana (Kankanpalya) and 6 acres 20 guntas are Municipal lands adjoining the East End Road 252 sites are proposed to be laid out on the effective area (viz , 49 acres) as noted below -

40' x 60'	144
50' x 90'	70
70' x 110'	38
Total	252

17 The cost of the scheme including the green-belt is estimated at Rs 3,45,340/- The anticipated realisation by the sale of sites is Rs 1,88,675/- Net loss would be Rs 1,56,665/- or 45 4% nearly

The acquisition of lands required for the green-belt, no doubt, contributes materially to the cost of the layout, but it may be stated that as already resolved by the Board at its meeting held on 8-7-46, it is not proposed to sell the sites at a loss but care would be taken to see that the scheme would be made self-supporting The suitable revision of rates may be taken up later consistently with the above resolution Provision has also been made in the estimate for the formation of roads, Water Supply and drainage A provision of Rs 1,000/- per acre of dry land has been made in the estimate as is done for similar schemes already submitted to Government The provision made in the estimate for roads, drains etc , is on the basis of the sanctioned schedule of rates obtaining in the Public Works Department The provision made for the Water Supply has been examined by the Chief Engineer for Irrigation who is on the Board

18 I request that in these circumstances, sanction of Government may kindly be obtained to the scheme as resolved by the Board

The following enclosures accompany -

1 Complete plans and estimates of the cost of executing the Scheme.,

2 Statement specifying the land proposed to be acquired-with a schedule showing the land assessment of all lands specified in the Statement

3 Representations received under Sub Sec 1 of Sec 16 (838 in all) with a brief Note as to the nature of objections or representations received

I have the honour to be,
S i r,
Your most obedient servant,

C.N. Narasimha Rao

CHAIRMAN,
City Improvement Trust Board

TVM/-2-

4/12

PHERIST

KANKANPALYA EXTENSION X 'BLOCK 'A' X WITHIN MUNICIPAL LIMITS

1 Plan of the proposed Layout.

2. Plan of Layout of sites designed by the Government Architect.

3 to 6. Abstract Estimate for the layout with a report to accompany the estimate.

7 Statement of property belonging to Mr Kelkar in S No 21 of Kankanpalya village

8 Area of converted lands (Block 'A') - to be left out of acquisition

9. Abstract statement of Survey Numbers to be acquired within the Municipal limits with 2 furlongs green-belt and up to East XXXX End Road (Block 'A')

10 to 16 Detailed list of properties proposed to be acquired for forming Kankanpalya Extension 'Block 'A'

17 A file containing 838 representations received under Sub Sec 1 of Sec. 16 of the Act with a brief Note as to the nature of objection or representation received

FOR CHAIRMAN, 4/12
C I Trust Board,
Bangalore

required to be revised on the same lines as has been conveyed to you in this office letter no L. 8639 of 12/12/1946 in connection with the Layout of the Kankanpalya Extension I am to request that necessary action may be taken according & revised proposals submitted to this part end

The plans estimates & other enclosures received with your letter under reference are hereunto returned for necessary action

I have etc

sd/- 11/6/47

for Rev Secy to Govt

Memo L 10530 dt 15/6/47

Copy of the above is forwarded with compliments to the Chief Engineer for PWD & Buildings for information

Bo.

for

for Rev Secy to Govt

Dear Sir, Very Urgent L 10672
29/1/47

I am desired to invite reference to this office letter No 10029 of 15/1/47 re the Kankanpalya extension - Block B - within the municipal limits and to request you ~~submit the particulars~~ to expedite the submission of the particulars as called for therein.

Yours
28/1/47

To,
C N Narasinga Rao Esq B A B L
Chairman, S T Board, Bangalore
"Rangavilas" Shekhadar Road,

Mr C N NARASINGA RAO, B A B L
Chairman

CITY IMPROVEMENT TRUST BOARD

Bangalore dated January 30.

D O No 2096

GEN & REV SECRET
6305
13 FEB 1947
L & G BRANCH

Dear Mr. Ramachendra Rao,

I have your D.O letter No L 10672, dated the 29th instant asking for the revised layout plans in respect of Kankanpalya extension.

The plans are under preparation and will be sent to you on the 5th February 47 after placing them before the Board on the 4th February 1947.

Yours sincerely,

G N Narasinga Rao

G RAMACHENDRA RAO, Esq., B.A.,
Assistant Secretary to Government
of Mysore, General and Revenue Secretariat,
Bangalore.

C F. No 46]

No 2149
Encls

GOVERNMENT OF MYSORE

OFFICE OF Chairman, City Improvement Trust Board BANGALORE

Date February 7, 1947.

To

J. B. MALLARADHYA, Esq., M A.,
Secretary to Government of Mysore,
Revenue Department, Bangalore

Sir,

Kankanpalya Extension Scheme.

In continuation of this office D.O. letter No 2096 of 46-47, dated the 1st Feb 1947, I have the honour to state that the revised layout plans and estimates in respect of 'A' and 'B' blocks (I Unit) in accordance with the instructions contained in your letters Nos L.8639 dated 12th December 1946 and L 10029/ dated 15th January 1947 are being prepared as per Board's resolution and will be sent to Government for sanction immediately they are ready.

I have the honour to be,
Sir,
Your most obedient servant,
C. N. Narayan
Chairman

C F No 45]

GOVERNMENT OF MYSORE

Tele-gram / phone

OFFICE OF
the Chairman,
City Improvement Trust Board, Bangalore

No 2342
Encls
1) Abstract Estimate
2) Report accompanying the Estimate
3) Detailed lay-out plan
4) Revenue Survey plan
5) Sketch showing the lay-out

Date 5th March 1947.

The Secretary to Government,
Revenue Department, BANGALORE.

Sir,

Subject.- Kankanpalya Extension "BLOCK"A"

Adverting to the correspondence ending with your letter No.10029/W R. dated the 1 5th January 1947 returning the plans - and estimates in respect of the above scheme sent with this Office letter of 4th December 1946 for resubmission with revised proposals in the light of instructions contained in your letter under advertance, I have the honour to forward herewith revised lay-out plans and estimate in respect of block 'A' of the Kankanpalya Extension (area within Municipal limits)

2 The area comprised in this block is 237 acres 39 guntas, of which the lay-out proper covers an area of 130 acres inclusive of parks, play-grounds, open spaces etc The rest of the area form villages, unsewerable areas, tank beds, converted lands, - burial grounds and Government Institutions. 563 sites of different dimensions as noted in the margin are proposed to be laid out in this area apart from 126 shop sites of - 30' x 40' each as against 252 sites originally proposed to be laid out in block 'A' as a - result of the utilization of the area originally proposed to be left out as green belt. In the above lay-out the extent of land already acquired for the following Insitution has been included.

40' x 60' ..	174
60' x 80' .	264
80' x 120' .	125
	563

Name of the Institution	Extent acquired for the lay-out
Tuberculosis Hospital	9 acres

(A) The area is also shown in the plan It is for orders of Government whether this area should be made over to the Board - under Section 28, The Bangalore City Improvement Trust Act, 1945, or the lay-out notified leaving this area

3. The total cost of the scheme as now revised amounts to Rs 6,23,690/-. The rates proposed for the sale of sites of the three dimensions noted above are Rs 1-8-0, 1-14-0, and Rs 2-4-0 respectively per Sq yard as previously stated The realisation from the sale of sites on this basis is estimated at Rs 6,71,400/- resulting in a net profit of Rs 47,710/- or 7.6% The Scheme has been approved by the Board at their meeting held on 4-2-1947 when

P T O

then the following resolution was recorded -

> "That the revised plans and estimates for the "A" and "B" blocks be approved and sent to Government for sanction and that a - broad road of 100' connecting the East Road with the main traffic road by the x side of Kankanpalya village road be provided."

4. I request that in these circumstances, sanction of Government may kindly be obtained to the scheme very early and communicated. After the Scheme is sanctioned, steps will be taken for the acquisition of lands within the Municipal limits under Section 18(i) (a) of the Act.

The following enclosures accompany -

1. Abstract Estimate.
2. Report accompanying the Estimate.
3. Detailed layout plan.
4. Revenue Survey plan.
5. Statement of lands to be acquired.

+++---

I have the honour to be,
Sir,
Your most obedient servant,
C N Narayanaswamy
----CHAIRMAN.----

MSS.

Appendix F G —1]

SUBJECT

Diary No of letter replied to

General and Revenue Secretariat

( )

the 194

Date of issue

Signed by

List of enclosures

Copied by

Examined by

Section

File No

Serial No

No h. 17083/W.R
18/6/47

To

The chairman,
C I T Board
Bangalore

Sir,

With reference to the correspondence ending with your letter No 1613 & 4/12/46 re the Kankanapalya extension - A block within the municipal limits -, I am directed to request you to submit revised plans &

in this behalf in view of the
decision arrived at by
you & the other members present
at the time of the inspection
of Kankanpalya area by the
committee for E D W & P H
on the 9th of ~~this month~~ May 1949
~~at 9 A.M.~~

Records accompany

I have etc

[illegible]

[illegible]

Wt 139-46-11

No. g 50/47
6+2 lts

Office of the Chairman,
City Improvement Trust Board,
Dated, Bangalore, the 7th Aug 1947

GEN. & REV SECRETARIAT
909
9 AUG 1947
L S G BRANCH

To

Syed Abdul Aleem, Esq ,B A ,
Secretary to Government,
Revenue Department,
BANGALORE.

918

Sir,

Subject:- Kankanpalya Extension - Block "A"

Referring to the correspondence ending with your letter No L 17080/V R dated the 18th June 1947 returning the plans, estimates and other records connected with the above Scheme sent with this Office letter No 2342 dated the 5th March 1947 with a request to submit the revised plans in this behalf in the light of the decision arrived at, at the time of inspection of the Kankanpalya area by the Minister for Education and Public Health with Mr G H Krumbeigel, the Government Architect and myself on 9th May 1947, I have the honour to state that revised lay-out plans and estimates have accordingly been prepared and submitted herewith for favour of sanction of Government

2 According to the present lay-out plan, the area comprised in this Block is 264 Acres 10 gts, as against 237 Acres 39 Guntas previously proposed The excess of 26 Acres 11 gts , over the previously proposed area is due to the reason that in the original lay-out, the Main Central Bazaar Road stopped abruptly near Kankanpalya and now it has been decided to continue tha above Road up-to the Monkey-Thope Road and connect this to the Wilson Garden Extension and on to Cantonment area to facilitate traffic convenience to the public This accounts for the excess area of 26 Acres 11 gts

Out of this 264 Acres 10 gts , the area to be actually acquired is 198 acres 20 guntas, the remaining extent

P T O

extent of 65 Acres 30 gts , being left out of acquisition as they are either Government lands, or private properties which are already converted for non-agricultural purposes as per details furnished in the margin

	Acs	Gts
Private properties - (converted area)	11	24
Village area	10	20
Existing Police Quarters	1	-
Burial ground	1	10
Govt Kharab lands	11	3
Tank-bed	6	10
T B Hospital area (Govt land)	24	3
Total	65	30

838 Building sites of the marginally noted* dimensions are proposed to be laid out in this area apart from 40 shop sites of 30' x 60', as against 563 Building sites and 126 Shop sites of 30' x 40' as per the previous lay-out plan

According to the original lay-out Plan Block "A"		According to the present(revised)lay-out plan Block "A"	
No of sites proposed to be laid-out	563 sites.		
Details		40' x 60'	422 sites
40' x 60'	174 "	45' x 90'	342 "
60' x 80'	264 "	80' x 120'	50 "
80' x 120'	125 "	100' x 150'	24 "
	563 sites.		838 sites
Plus shop sites 30' x 40'	126 "	Plus shopsites 30' x 60'	+40 Sites

The total cost of the Schemes as now revised, amounts to 13 lakhs (as per details furnished below)* as against Rs 6,23,690/- originally estimated

1	Acquisition charges in respect of lands required for the lay-out.	Rs 2,97,750/-
2	Cost of lay-out such as Roads, Drains Culverts etc	Rs.5,64,000/-
3	Water supply arrangements.	" 2,01,705/-
4	Under-ground drainage	" 2,36,545/-
	Total	Rs 13,00,000/-

The estimate for acquisition of lands is 50% above the previous estimate in view of the valuation put-up by the Revenue Authorities.

The estimate for lay-out is based on the Schedule of rates obtaining in the Public Works Department

The figures furnished for the water supply is based on the figures furnished by the Executive Engineer, Water Supply Division

The estimate for under-ground drainage is as per - Estimate prepared by the Drainage Section as per Scheduled - rates.

The increase in the cost is due to:-

(a) Change in the dimensions of sites to meet the requirements of different classes of persons

(b) Change in the width of the interior roads from 30' to 40' and other roads from 60' to 100' according to the importance of the Road and other conditions of traffic and with a view to avoid congestion

(c) Additional extent of land proposed to be acquired - as detailed in Para 2 (Supra)

(d) Increased provision of 50% made for meeting acquisition charges in view of the valuation of properties furnished - by the Revenue Authorities.

The minimum rates for the sale of sites as proposed by the Board are as follows -

	Per Sq.Yd.
For sites measuring 40' x 60'	Rs 2-8-0
For sites measuring 45' x 90'	" 3-0-0
For sites measuring 80' x 120'	" 3-8-0
For sites measuring 100' x 150'	" 4-0-0

A uniform rate of Rs.3/- per Sq.yd. is proposed for - sites to be given to the Government Departments for the construction of Departmental public buildings, lay-out of play-grounds - etc , for purposes of estimates.

Shop sites of 30' x 60' are proposed to be sold in public auction with a minimum bid of Rs 10/- per Sq Yd ,as against the originally proposed rates of Rs 1-8-0 Rs 1-14-0, and Rs 2-4-0, for sites measuring 40' x 60', 60' x 80', and 80' x 120' respectively

The total realisation by the sale of sites according to the present proposal is expected at Rs 14,21,102/- resulting in a net profit of Rs 1,21,102/- or 9.3% as against the total realisation of Rs 6,71,400/- with a net profit of Rs 47,710/- or 7.6% according to the original proposals

According to the present proposal this Scheme could be worked out fairly profitably - Mr Krumbeigel has also been consulted

The revised lay-out plan was placed before the Board - at its meeting held on 28-6-1947 when the following resolution was passed:-

> "That the revised plan be approved subject to the modification that sites of 30' x 75' be converted into 40' x 60 and that the revised - plan be sent to Government for sanction

The plan was accordingly modified and estimates prepared The revised estimate was placed before the Board at a special meeting held on 28-7-1947, when the following resolution - was passed:-

> "That the revised Estimates be passed and sent to Government for sanction "

vide, - Proceedings and Resolution under Subject No 6,Pages 4 to 6 (copy sent separately with this Office letter No. 4 dated 2-8-1947,

I request that in these circumstances sanction of Government may kindly be obtained to the revised lay-out plans and estimates as resolved by the Board. After the Scheme is sanctioned, steps will be taken for the acquisition of lands within the Municipal limits Under Section 18 (1) (a) of the Act

Steps will also be taken separately under Section 16 of the Act for notifying the additional area proposed to be acquired for the Scheme

As for the source from which the cost of the estimate has to be met, I may say that a provision of Rs 50 lakhs under "Advances" to meet the cost of the lay-out of Residential Extensions in the City had been proposed in the provisional budget proposals submitted to Government with this Office letter No 2921 dated 2-5-47 Provision of a like sum had also been made in the provisional budget of the Trust Board which was submitted to Government in this Office letter No 3523 dated 24-6-47 But, in the provisional State Budget for 1947-48, it is seen that a sum of Rs 10 lakhs has been provided ~~as~~ under Advances for formation of Extensions under "23 - Other Advances"

The expenditure necessary for the Scheme during the year will be met out of this source

Any excess advance that may be required may be made available if and when necessary

The following enclosures accompany

1 Abstract Estimate and the detailed estimate for the lay-out
2 Report accompanying the estimate
3 Revised lay-out plan
4 Revised Revenue Survey map
5 Working plan of the Roads
6 Statement of lands with additional list of lands required for the lay-out
~~7 & 8. Lay-out plan and Revenue Survey map, showing both A & B Blocks~~

P T O

The enclosures received with your letter under reference as per margin* are also returned herewith for favour of reference and retransmission

* -

1 Complete plans and estimates of the cost of executing the Scheme

2 Statement specifying the land proposed to be acquired with a schedule showing the land assessment of all lands specified in the Statement

3 Representations received under Sub Sec 1 of - Sec 16 (838 in all) with a brief Note as to the nature of objections or representations received

- -

I have the honour to be,
Sir,
Your most obedient servant,

C.N. Narasimha Rao
CHAIRMAN,
City Improvement Trust Board,
Bangalore

Mss.

REPORT TO ACCOMPANY THE ESTIMATE FOR LAYOUT OF LAL-BAGH or KANKANPALYA EXTENSION.

(1) With a view to solving the problem of acute shortage of housing accomrodation in Bangalore Town, Government have ordered the formation of a Residential Extension to the South-East of Lal-bagh and Basavangudi Extension

(2) Detailed investigation and surveys were made to this end and an estimate of cost for Rs 53,88,704/- for the lay-out of an extension in this area comprising of A & B blocks of gross extent 1,516 Acres and 30 guntas and comprising of 6,210 - building sites and 780 shop sites, was prepared and submitted to Government for sanction

(3) This estimate was returned for resubmission - after revision of the plans an the lines of the decision taken at the time of inspection of the Kankanpalya area by the Minister of Education and Public Health on 9-5-47 (vide letter No L 17080/V.R dated 18-6-47 from the Secretary to Government, Revenue Department)

(4) Accordingly the plans have been revised and - estimates worked out again resulting in an excess of - Rs 21,43,666/- over the previously estimated cost. This excess is partly due to -

i adoption of 50% increase in the rate of valuation of land to be acquired for the layout in view of the valuation put up by the Revenue Authorities

ii increase in the length and width of Roads to satisfy modern requirements of segregating main traffic routes from other secondary roads and growing speedy - traffic conditions,

iii connecting the present layout with the Wilson Garden Extension already laid out.

iv adoption of present estimated figures of - cost for water-supply and underground drainage systems for the altered layout

Realisation from sale of sites is expected to yield on the whole a profit of - 27.4% on the ~~x~~ investment on the Scheme

The total gross area of the extension comprising of A & B Blocks is - 1,554 Acres 33 guntas The total number of Building - sites is 5,480 and 274 shop sites excluding those allotted for public buildings, parks, gardens and other public conveniences and area all round existing villages for - future development

The lay-out in general has been designed so - as to adapt itself to the configuration of the country and to fit in with the adjacent existing layouts Roads have been laid out keeping in view the possible developments of traffic as regards both speed and volume with - proper junctions and features such as roundabouts, boulevards, sidings etc , The main traffic roads are separated from the subsidiary and other interior Roads as far as possible

P.T.O.

Adequate and necessary lung space has been - allowed for by way of parks, gardens and play-grounds etc

Necessary provision for all amenities of a - modern town, such as Hospitals, Post Offices, Police Station, Library & Reading room, Town Hall, Banks & Societies, Temples, Mosques and Churches, Markets, Cinema house and Theatres, Telephone Booths, Radio Kiosks, ~~Bus~~ Bus, Taxi, and Jutka stands, Swimming pools and Schools & Colleges, and small industries like flour mills, garage workshops - etc , which would make it self-contained, has been made in the Lay-out

The Lay-out has been worked out in consultation with competent technical Officers and has been approved by the City Improvement Trust Board at its meeting held on - 28th July 1947

The area occupied by the layout has been divided by the Trust Board into two blocks "A" and "B" for facilitating acquisition proceedings.

Block "A" lies within Municipal limits and "B" outside it

Separate estimates are, therefore, as before - prepared for the two blocks

---

BLOCK "A" - (Within Municipal limits)

The area comprised in this Block is 264 Acres 10 Gts of which about 93½ Acres are covered by sites, 78 Acres by Roads The remaining extent forms existing villages and - other areas set apart for public Buildings, Parks, Gardens and other public conveniences and amenities

There are in this Block 838 building sites of dimensions - 40' x 60', 45' x 90', 80' x 120', 100' x 150' - and 40 shop sites of 30' x 60'.

Land to be actually acquired for the lay-out of this block will be 198½ Acres and a uniform rate of Rs 1,500/-per acre, has been adopted for purposes of estimate Cost of - acquisition will ~~be~~ on this basis, be, Rs.2,97,750/-.

The estimate for actual lay-out provides for formation of Roads of widths ranging from 40' to 100' according to their utility and importance with the required earth work cutting and Bank, water bound macadam surfaces kerbs & foot-

foot-paths and pitching, cross drainage works and storm water drains Current approved schedule rates have been applied - for the several items of work Adequate lump-sum provisions are made for formation of circles, Parks & Gardens, survey - charges and other miscellaneous and unforeseen works, contingencies, T & P and Temporary establishment required The - total cost of estimate comes to Rs 5,64,000/-

For water supply arrangements to this block, a sum of Rs 2,01,705/- based on the estimate furnished by the Executive Engineer, Water Supply Division has been provided in the Estimate.

A sum of Rs 2,36,545/- as per estimate prepared by Drainage Section has further been included for providing underground drainage system to the block

On the whole, the total cost of the Scheme for - Block "A" within Municipal limits works out to Rs 13,00,000/-.

Minimum Rates proposed for sale of land are -

Per S Yd	Rs 4/- for building sites of size -	100' x	150'
"	Rs 3-8-0 for sites	80' x	120'
"	Rs 3-0-0 for sites of dimension	45' x	90'
"	Rs 2-8-0 " " "	40' x	60'
"	Rs 2-0-0 " " "	30' x	50'

and Rs.10/- per Sq yard for shop sites and a uniform rate of Rs 3/- per Sq yard for sites to be given to the other Governmental Departments for construction of their Departmental Publick Buildings and Play-grounds etc

On this basis, the realisation from sale of sites - is expected to work out to Rs 14,21,102/- at the minimum rates proposed above, which will result in a profit of Rs 1,21,102/- which works out to 9.3%

It is imperative that this Scheme be taken up immediately so as to relieve the distressing condition of inade-

P T O

inadequate housing accommodation in the town.

Very early sanction to the estimate is therefore solicited.

ENGINEER OFFICER,
City Improvement Trust Board,
Bangalore.

Nss

A V Subbarao
Resident Engineer
City Improvement Trust Board,
Bangalore City

Serial No

From the Chairman C I T Bd, Madras
No 1613 of 4 12 1946.
Submits proposals for the ~~formation~~ layout of the Kamakampalya Extension "B Block" (within the Municipal limits)

1 Subd. The present proposal is to layout an extent of 245625 out of the 39 25 acres are proposed to be utilised for the formation of 252 sites & 205 6 acres utilised for the formation of a green belt. out of the latter extent, only 135 4 acres are proposed to be actually acquired.
2 The cost of the scheme including the green belt is estimated at Rs 3,45,340 out of which a sum of Rs 1,88,675 is expected to be realised. The net loss is stated to be Rs 1,56,665 or 45 4 o/o of the total outlay
3 In the file re the layout of Kamakampalya "B Block" outside city municipal limits, it has been noted that no green belt is necessary & proposals for a revised layout providing for the formation of 3000 more sites have been called for. It is for orders whether the present proposal may also be returned to

Dy No 757

NOTE—Contn Sheet

Lay out of 14 Hectares of Kankariapalya Extension

File No 4368 of 194 | General and Revenue Secretariat

Serial No

With Chairman for further action

JAH 9/11/46

1) The entire scheme of layout will have to be altered in accordance with the instructions which are proposed to be communicated to the Chairman of the Board to the effect that no green belt is necessary and that 3000 more sites might be formed in the area. After issue of orders in that file, the de[illegible] will be returned to the Chairman for necessary action in accordance with the directions contained therein. In this case it is seen that a large area of 2 45 62 acres are proposed to be acquired, out of which only 39 25 acres will be laid out into sites, leaving the balance as green belt. It is anticipated that the cost of the scheme would be Rs 3,45,340 out of this, a sum of Rs 1,88,675 will be expected to be realised, resulting in a net loss of Rs 1,56,665 or 45 4 per cent of the outlay. If the green belt is not to be left, there would be no loss but gain in the view to the Board

6) For perusal in the first instance

Rewsey for 9/11/46

Minister for Edn

J P H

28/12/46

8) JPH

OFFICE OF THE MINISTER FOR EDUCATION, P.&H. Date 18/12/46 No 4368

WD 03814—GPB—15 000—20 7 16

Serial No

9) Lubed with a draft as instructed
10/1/47

10) Issue
11/1/47

To the Chairman C & T Board Dinde
No L 100299 of 15-1-47
Informing him as above & calling for revised proposals for the lay outs.

16/1/47

11) Orders of the Dewan against item no 1 re proposals for the formation of Kanthanpally Extension, - block - A - (within the municipal limits) contained in the statement showing the stages of pendency of several questions relating to the C & T Board, Sangalve, submitted to him on 13/1/47 -

"To be expedited"

(Sd) A R M
24/1/47

12) Submitted with a draft reminder to the chairman from whom a report is due
28/1

13) Immediate
28/1/47

L 10672 of 29-1-47

NOTE—Contn Sheet
30/1

4368 File No 1215/L of 194 — General and Revenue Secretariat

Serial No

a agmt of 'A Block' — Kanthanpalya extension

From the chairman, C I T Board, Bangalore
No 2096 dt 30/11/47
Promises to send the report.

14) submitted for perusal with reference to paras 10 & 11 supra
14/2/47

Revised. 14/2/47

Minister for Edn & Hth

15) 17/2

16) 20/2/47

20/2/47

21/2/47

From the chairman, C I T Board, Bangalore
No 2149 dt 7/2/47
promises to submit the proposals in due course.

17) submitted for perusal
22/2/47

18) Pl wait till 15/3/47 & then remind the chairman, C I T Board, if not recd by then
4/3/47

From the chairman, Trust Board
No 2342 dt 5/3/46
I S a modified scheme in this respect

TO THE MINISTER EDUCATION & P. H. Date 17/2 No 53-P.Q.

3 4—C P B—15 000—20-7 16

6516 / 7304/L Kankariyalya Extension - Block A

19) The revised scheme now proposed is reputed to cost Rs 6,23,690/- and the realisation from the sale of sites as per the modified layout is estimated at Rs 6,71,400 resulting in a net profit of Rs 47,710/-

20) The opinion of the chief Engineer for R&B may be called for in the first instance as to whether the revised layout for the Kankariyalya extension Block A - may be adopted and whether the estimate is in order submitted with reference to para 8 supra

A

721/15 3 47

OFFICE OF THE CHIEF ENGINEER OF INDORE
NO 204
DATE 14 3 47
INDORE

11/3/47) A - may be done, with a request that the file may be kindly returned with the least possible delay

U.O. 225 27/11/47

21) Forwarded with compliments to the Chief Engineer for R&B for favour of furnishing his views in the matter immediately

Reviewed for 11/3/47

Reports

Bill Q 10/3

Reg 10/3

Sd. Pallegar
Asst. Secy
11/3

7304/L

U O No. 319 dated 28/4 March 1947

Returned with compliments

93 The proposals as now revised may be sanctioned

The Secretary to Government,
Revenue Department

Chief Engineer for R & B

9375/28/3

Mg 28th

28/3

(1) The Medical Branch may be requested to put up in the first instance the collection relating to the acquisition of properties required for the construction of T B Hospital near Kamakampalya at Bangalore, in view of the orders sought by the chairman at para 2 (A) of his report, subject to

29/3/47

(2) The file relating to "B" block of Kamakampalya Extension has been sent to the Chief Engineer for R & B for securing his opinion

6 The scheme in this file relates to the Kanakanapalya extension Block A. This area is within the MC limits of Bangalore city

97) The total area comprised in this block is 2 37 acres 39 guntas, of which the layout proper covers an area of 130 acres inclusive of parks, playgrounds, open spaces etc

98) 563 sites of different dimensions are proposed to be laid out for the construction of houses, besides 126 shop sites of 30'x40' each

40'x60' – 174
60'x80' – 264
80x120' – 125
563

98) The above area is said to include nine acres of land acquired for the Tuberculosis Hospital. It is not necessary to make over this area to the Trust Board under sec 98 of the Act and the layout may be notified leaving out

this area

29) It is proposed to sell the sets of the three dimensions at Rs 1/8/, Rs 1/14/- & Rs 2/4/ respectively per sq yd. This may be approved

30) The total cost of the scheme is estimated at Rs 6,23,690 & the realization by the sale of sets is anticipated at Rs 6,71,400, resulting in a net profit of Rs 47,710 or 7 6%. The scheme which has been approved by the Board at their meeting held on 4/2/47 may be sanctioned

31) It is seen that the estimate includes a provision of Rs. 1,13,985 for waterpipes to the layout. This is a charge to be legitimately met by the Housing M^t cl. Although the work may be carried out now according to the scheme as water is absentee before the buildings

are built & occupied, yet it maybe made a condition precedent that this amount should be adjusted to the Trust Board funds later on by the Municipal Council

I think that this is not necessary
[illegible] 44
[illegible] 9/1/47

32) The chairman will be requested to take the necessary action to acquire the lands within the Municipal limits under sec 18 (1) as if the Trust Board had agreed to the revised proposals in question

For orders
[illegible] 29/8/47

33) The revised Scheme for Kumarakrupa Extension Block A which has been submitted by the chairman of the Bangalore City I & T Board and which has been agreed to and scrutinised by the chief Engineer for Roads and Buildings, may be sanctioned

34) Vide my [illegible] dt. [illegible] 44
Orders in the linked file
[illegible] 4/10/47

Received in the Secretariat
Fd. Ind. & Rly. Dept.
Date 2/4
No. 6302

4368/L Kankanpalya extension

Block A.

35) A draft letter is put up to the chairman in view of the orders of the Director for Edn & P H in the ~~letter~~ file re Kankanpalya Extension 'A' block.

D No 7303/L submitted separately

Ma 14/5

36) Immediate

[illegible] 17/6/47

17 JUNE 1947

To,

The chairman, C & T Board
L 17050 & 18/6/47
Returns the record with certain observations

From the chairman, Trust Board
No. 950/47 & 7-8-47
Its a revised plan in this respect

37) The revised plans and estimates now received from the chairman for the Kankanpalya extension - Block A

are said to have been prepared in the light of the decision arrived at, at the time of the inspection of the area by the Minister for Education and Public Health on 9th May, 1947

38) In view of the present report, the following proposals are submitted for orders —

1) cost of the scheme

The cost of the scheme is estimated at Rs 13,00,000 (13 lakhs) and the total realisations from the sale of sites amount to Rs 14,21,102/- resulting in a net profit of Rs 1,21,102/- The estimate may perhaps be sanctioned, as a preliminary estimate pending detailed figures being worked out later on in each case, as in the case of the scheme for the formation of Block B

2) Proper layout

The area comprised in this block is 264 acres and 10 guntas out of which

the area to be acquired is 198 acres and 20 guntas. The remaining extent of 65 acres and 30 gts as proposed to be left out of acquisition, as they are govt lands or private properties which have already been converted for non-agricultural purposes, may perhaps be approved.

3 Number and dimension of sites to be formed

~~838~~ 838 building sites of the following dimensions are proposed to be formed

Dimension of sites		number of sites
(a) 40' x 60'	—	422 sites
(b) 45' x 90'	—	342 "
(c) 80 x 120'	—	50 "
(d) 100 x 150'	—	24 "
	Total	838

Apart from these 838 building sites, 40 shop sites of 30' x 60' are proposed to be laid out.

This proposal is submitted for order

4 Rates for the disposal of sites

The following minimum rates are fixed for the disposal of sites –

Measurement of sites		Rate fixed per sq yard
1 sites measuring 40'x60'	———	Rs 2-8-0
2 " " 45'x90'	———	Rs 3-0-0
3 " " 80'x120'	———	Rs 3-8-0
4 " " 100'x150'	———	Rs 4-0-0
5 For sites to be given to the govt Deptts	———	Rs 3/- (uniform rate)
6 For shop sites	———	proposed to be sold in public auction with a minimum bid of Rs 10/- per sq yard

The rates fixed as above are submitted for orders in this connection it is submitted that the question of levying conversion fine on these lands has not yet been decided

909/L

Kandhamahalya extension
block A.
5 water supply work

A sum of Rs 2,01,705/- is provided in the estimate for this work in view of the opinion of the chief engineer for R&B in the linked file on this front, detailed estimates may perhaps be called for in the first instance and the question of debiting half the cost of this work to the municipal funds decided after consulting the local bd el

39) The necessary expenditure in this behalf during the current year is proposed to be met out of the provision of Rs 10 lakhs made under "Advances" for the formation of extensions in the state budget for the year 47-48

40) In the above circumstances the proposals 1 to 5 under para 38 supra are submitted for orders with reference to para 34 of the notes

SRA 11/8/47

following is the decision arrived at, at a meeting of the Dewan with the Minister for Edn, the Rev Secy, the chairman, Trust Board, Bangalore and the Director of I & C, on the Kankanapalya extension scheme Block A.—

Subject	Decision arrived at
VII. FORMATION OF THE KANAKANAPALYA EXTENSION. (a) (A - Block within Municipal limits). Points for consideration. (i) Area to be acquired is 198 acres and 20 guntas, out of the area of 264 acres and 10 guntas. (ii) Approval to the revised layout for forming 838 building sites and 40 shop sites. (iii) Approval to the estimate for the scheme amounting to Rs.13 lakhs including cost of acquisition, formation of roads, water supply and underground drainage.	Approved.

Rates of disposal of the sites proposed by the Trust Board viz.,

No of sites.	Dimensions.	Rate.
422	40' x 60'	Rs.2-8-0 per sq.yd.
342	45' x 90'	3-0-0 -do-
50	80' x 120'	3-8-0 -do-
24	100' x 150'	4-0-0 -do-
40 shop sites	30' x 60'	To be sold in public auction with a minimum bid of Rs.10/- per sq. yd.
Sites to be given to the Government Departments.		Rs.3/- per sq.yd. uniformly.

(b) FORMATION OF THE KANAKANAPALYA EXTENSION -

(B - Block outside the Municipal limits).

Points for consideration.

~~The scheme is approved with~~ subject to the following instructions.—

(i) Approval to the area to be acquired - 1064acres 22 guntas out of total extent of 1290 acres and 23 guntas leaving out area of 226 acres which sonsists of lands already converted, existing villages, burial ground etc.,

(ii) Approval to the revised estimate of Rs.62,44,220 for the layout, acquisition etc.,

(iii) Dimensions of sites - 4642 building sites.

No of sites.	Dimension.	Rate.
326	100' x 150'	Rs.4-0-0 per sq.yd.
610	80' x 120'	3-8-0 -do-
888	45' x 90'	3-0-0 -do-
868	40' x 60'	2-8-0 -do-
1950	30' x 50'	2-0-0- -do-
234 shop sites	30' x 60'	Disposal by public auction with a minimum bid of Rs.10/- per sq.yd.

Sites to be given to Government Departments at Rs.3/- per sq. yd.

As per opinion of the Chief Engineer for Roads and Buildings, it is for consideration whether half the cost of the water supply estimate may be met by the City Municipality, total cost being Rs.10,83,893.

(1) 2,000 sites to be earmarked for officials drawing salary below Rs.500/- p.m.

(2) Sites in each block to be dispersed of by lot, and each applicant to indicate the block in which he interds to take up the house.

(3) Disposal to be by lots by the Allotment Committee.

(4) The above fact to be notified with particulars of the extension and the various blocks to be formed and details regarding number of sites and dimensions etc.

(5) the sites to be given for construction to House Building Companies after obtaining tenders from them

(6) Notice to be published calling upon the Companies who are prepared to take up such works, to offer their quotations for constructing the blocks of houses of particular types and designs. This notice to be issued within 1-9-47

(7) Separate Allotment Committees to be formed for each extension, which should fix the price of each unit after taking into consideration the offer made by the building companies. Different type designs to be got prepared for different blocks after obtaining the views of a few persons of various communities to suit the requirements of particular communities. But no communal or sectional blocks to be formed

42) Submitted

The scheme proposed for the formation of 'Kankanpally'

Extension - Block A" has been approved by at the meeting held in the Dewans chambers on 14-8-47 subject to the conditions noted under para 41 supra

43) In this connection it is submitted that at the same meeting the following decision has been arrived at in regard to the levy of conversion fine on the lands to be acquired by the Trust Board:—

"To be calculated at Rs 2000 per acre for the Industrial suburb area and as a special case, at Rs 1000/- per acre in the Housing area"

44) The Trust board may now in view of the above decision, be asked to fix the rates of the sites to be disposed of in this extension, taking into consd the conversion fine of Rs 1000

909/1 Kankanpalya extension - Block A

are to be found in this respect

45) In the above circumstances, proposals for orders are —

1) sanction to the scheme for the formation of the Kankanpalya extension (Block A) as proposed by the Trust board and subject to the conditions as decided at the meeting held on 14-8-47 in the Dewan's chambers, as a preliminary ~~estimate~~ scheme pending detailed estimates being worked out later on in ~~case~~ each case

2) sanction to fix the rates of the sites, subject to the addition of Rs 1000/- per acre towards the payment of conversion fee as fixed at para. 43 of the note

46) submitted for orders with reference to paras 41 supra

MA 27/8

909/L Kamakamapalya Extension

Block A

47) Administrative sanction may be accorded to the formation of the Kamakamapalya Extension — Block A —, subject to the conditions referred to in para 45 supra

Date 3/9
No 1709

Recd 2/9/47

48) I agree

Secretary
Finance (PH)

2/9/47

49) 2/9/47

50) Dft Memo for 4/9/47

51) A draft go is putup for appl

Mla 6/9

Recd 23/9/47

usual for personal before

24/9/47

909/L Kamkampalya Extension Block A

52) The draft G.O is for app^l before issue.

53) This being a schedule matter and an urgent one the G.O will issue if approved, and then the file will be resubmitted for further orders

26/9/47
Minister
Sign up H

8
26/9/47

CHIEF OFFICER
Date 26/9
No 2204

54) JH
29/9/47.

55) The matter was further discussed with the Werwan today and his rate as fixed previously stands unaltered namely Rs 2000/ in respect of Industrial Suburb and Rs 1000/— in respect of residential area

8
30/9/47

JH
1/10/47

909/ind Kamkampaly a Extension (Block 4)

56) For perusal before issue of orders as above

OFFICE MEMORANDUM
FOR FILE
No 3540
Date 3-10-47

Minister Rev & Coms)

3/10/47

57) The draft in this file has also to be revised in the light of the decisions reached a few days ago at Carlton House, in connection with the main extension in the same locality.

14/10

14/10

Kanakamopolya — A Extension

General and Revenue Secretariat | File No 909/R of 194 | [App I III-2

Serial No

This file was recd back today with the one relating to the Kanakamopolya A Extension for the Minister for Rev Secy

A typed draft G.O is put up for approval.

Revenue 20/11/47

Minister Finance & Labs

21/11/47

Revised draft G.O is put up for approval

This is a schedule matter, & requires consideration ~~by the~~ Council. Since the matter is urgent it is ~~from consideration~~ for orders of this. Can be done after the G.O is issued. This may perhaps be done

OFFICE OF THE MINISTER FOR FINANCE & INDUSTRIES
No 481
Date 25/11/47

Minister Finance & Labs

Secy 24/11/47

24/11/47 Secy

25/11

NOTE—Contn Sheet

File No

of 194

General and Revenue Secretariat

Serial No

MU 139-46-1

THE CITY IMPROVEMENT TRUST BOARD,
'Ranga Vilas', Seshadri Road,
Bangalore, dated the 25th July '46

No 200 /46 47

Encl Two plans
Estimate
Notes A + B
34 pp & 5 pos

757

From

K SUBBA RAO, Esq , B A ,
Chairman, City Improvement Trust Board,
Seshadri Road, Bangalore

To

J B MALLARADHYA, Esq , M A ,
Secretary to Government of Mysore,
Revenue Department, Bangalore.

Sir,

Kanakanpalya Extension Scheme

I have the honour to state that the question of the formation of a residential extension of about 2,000 sites near Kanakanpalya was considered by the Board at a number of meetings, and finally, at its meeting held on the 8th July 1946, the Board passed the following resolution approving the two sets of plans and estimates prepared for the Scheme -

> "Resolved that the two sets of plans and estimates for the Kankanpalya extension as revised in accordance with the previous decision of the Board be approved with the observation that the estimated realisations by the sale of sites mentioned in the estimates were only provisional and that the Board did not propose to sell sites at a loss and that care would be taken to see that the Scheme was self-supporting"

2 The preparation of two sets of plans and estimates for one and the same scheme requires some explanation Much of the area covered by the extension lies outside the Municipal limits, while a small portion, roughly about one-sixth of the total area, is situated within the limits of the Municipality The view taken by the Board is that the procedure prescribed in Section 16 of the Act No V of 1945, regarding pre-publication

and consultation with the Municipality is applicable only in respect of improvement scheres undertaken within the Municipal limits, but that, as regards schemes involving lands situated outside these limits, the Amendment Act No XXII of 1945, enables the Board to dispense with these formalities, take possession of the lands under Section 17 of the Land Acquisition Act, and straightaway proceed to execute the schemes after obtaining the sanction of Government thereto Incidentally, it may be remarked that this view of the law found support at an informal meeting in the Secretariat which I attended. Accordingly, the Board has split up the Kanakanpalya Extension Scheme into two parts Block 'A' comprises lands situated within the limits of the Municipality, while Block 'B' those outside the Municipal limits Some essential details relating to the Scheme are given below -

		BLOCK 'A'	BLOCK 'B'	TOTAL
		A G	A G	A G
Area of the layout		49-00	417-00	466-00
Green belt		172-00	571-00	743-00
	Total	221-00	988-00	1,209-00
Effective area		19-00	177-00	196-00
No of sites	40' by 60'	108	710	818
	50' by 90'	70	566	636
	70' by 110'	32	449	481
	Total	210	1,725	1,935
Cost with/out Green belt Rs		1,87,924	15,36,476	17,24,400
Cost with Green belt		3,59,924	21,07,476	24,67,400
Anticipated receipts by the sale of sites		1,70,425	16,78,950	18,49,375
	Net loss	1,89,499 or 52 6/8	4,28,526 or 20 3%	6,18,025 or 25%

The rates assumed for the sale of sites are -

40' by 60'	-	Rs 1- 8-0 a Sq.Yd.
50' by 90'	-	Rs 1-14-0 a Sq Yd
70' by 110'	-	Rs 2- 4-0 a Sq Yd.

3 The estimates provide for a green belt of two furlongs in depth and Dr Koeingsberger is not in favour of any reduction in this respect The acquisition of lands required for the green belt contributes materially to the cost of the layout But the Board considers that it is possible, later on, to transfer a portion of the cost of the green belt to the adjacent extension when it is formed The above statement shows that on the basis of the rates assumed for the sale of sites, the Scheme taken, as a whole, would be remunerative if the green belt is left out, but, with the green belt, the loss caused to the Board would be considerable There is however no intention - as the resolution makes it clear, to incur any loss on the Scheme After the layout is formed, the Board proposes to revise the rates for the three classes of sites suitably so as to make the Scheme, at least, self-supporting In the estimates lumpsums are provided for storm water drains, etc The cost of roads has been calculated at a uniform rate of Rs 2/- a sq yd and of providing water-supply, at Rs 45/- per capita It seems to me that when the Scheme is actually executed, appreciable savings will occur under some of these heads, at any rate The Chief Engineer, however, is of the opinion that the provision made for water-supply is by no means excessive while the Engineer Officer thinks that the amounts

provided for other items are based on accurate data

4 The plan and estimate relating to Block 'B' a statement of lands to be acquired and other connected papers are sent herewith. Block 'B' is estimated to cost Rs 21,07,476/- and the expenditure on this account during the current year is proposed to be met out of the advance of Rs.10 lakhs sanctioned in the State Budget I request sanction of Government to the resolution of the Board reproduced in para 1 above and also to the plan and estimate pertaining to Block 'B' As the Board is anxious to complete the layout in Block 'B' by the time the lands comprised in Block 'A' come into its possession, it is requested that the lands required for Block 'B' and enumerated in the statement may be ordered to be notified under Section 17 of the Land Acquisition Act and the Special Land Acquisition Officer working under the Deputy Commissioner, Bangalore, authorised to take order for the acquisition of these lands. Separate action has been taken to notify the Scheme relating to Block 'A' under Section 16 of the Act.

A

I have the honour to be,
Sir,
Your-most obedient servant,

CHAIRMAN,
City Improvement Trust Board,
Bangalore.

YBR 2/25-7.

REPORT TO ACCOMPANY THE ESTIMATE FOR BLOCK 'A' OF THE NEIGHBOURHOOD UNIT PROPOSED IN THE LALBAGH TOWN.

As resolved in the Trust Board meeting held on 13th March 1946, detailed plans and estimates were prepared for a Unit of 1,935 sites at a cost of Rs.18,85,000/-. Subsequently, the Board decided at its meeting of the 8th June 1946 to split up this neighbourhood unit into two parts viz (A) the area lying within the Municipal limits, and (B) the area outside it. This decision is considered necessary to facilitate quick formation of extension outside the Municipal limits followed by the other part at a later date.

2. Accordingly detailed estimates and plans are prepared for the Block 'A'. The area comprised in this block is 221 acres of which the layout proper is 49 and green belt 172 acres. There are 210 sites of 3 sizes viz: 40' by 60', 50' by 90' and 70' by 110'. For the acquisition of land a uniform rate of Rs.1,000/- per acre is provided.

3. Adequate provisions for water supply, underground sewage, surface drainage, roads and culverts are made after working out details for every one of these items. The total cost of this Block amounts to Rs.3,59,924 and the realisation from the sale of sites is Rs.1,70,425/-. The rates proposed to be charged are Rs.1-0-0, 1-14-0 and 2-4-0 respectively for the three sizes of sites noted above. This results in a loss of Rs.1,89,499 or 52.6% nearly. The Board suggested to increase the rate of sale of sites so as to make this scheme self-supporting. This will be remembered while disposing the sites of the extensions formed.

(sd) Y Ramaswami,
Engineer Officer.

" Copy "

YBR.3.

Chairman,
C I Trust Board

REPORT TO ACCOMPANY THE ESTIMATE FOR BLOCK 'B' OF THE NEIGHBOURHOOD UNIT PROPOSED IN THE LALBAGH TOWN.

As resolved in the Trust Board meeting held on 13th March 1946, detailed plans and estimates were prepared for a Unit of 1,935 sites at a cost of Rs.18,85,000/-. Subsequently the Board decided at its meeting of 8th June 1946, to split up this neighbourhood unit into two parts viz (A) the Area lying within the Municipal limits and (B) the area outside it. This decision is considered necessary to facilitate quick formation of extension outside the Municipal limits followed by the other part at a later date

2 Accordingly detailed estimates and plan are prepared for the Block 'B'. The area comprised in this block is 988 acres, of which the layout proper is 417 acres and green belt, 571 acres There are 1,725 sites of 3 sizes viz. 40' by 60', 50' by 90' and 70' by 110' For the acquisition of land a uniform rate of Rs.1,000 per acre is provided.

3. dequate provision for water supply, underground sewage, surface drainage, roads and culverts are made, after working out details for every one of these items The total cost of this block amounts to Rs.21,07,476 and the realisation from the sale of sites is Rs.16,78,950/- The rates proposed to be charge are Rs.1-3-0, 1-14-0 and 2-4-0 respectively for the three sizes of sites noted above. This results in a loss of Rs.4,28,526 or 20 3/3 nearly. The Board suggested to increase the rate of sale of sites so as to make this scheme self-supporting. This will be remembered while disposing the sites of the extension formed.

(sd) Y Ramaswamy,
ENGINEER OFFICER.

" Copy "

YBR.4.

CHAIRMAN, C I TRUST BOARD,
BANGALORE

Notification

In exercise of the powers vested in them under section ~~23 A~~ 2 (2) of the City of Bangalore Improvement (Amendment) Act, 1945, the Government of His Highness the Maharaja are pleased to extend the provisions of the said ~~section~~ Act to the area shown in the accompanying statement ~~forthwith~~ outside the City Municipal limits ~~proposed to be acquired by the Trust Board~~, in connection with the Kamakshipalya Extension Scheme, Bangalore

B.o
Dow
18/x/46
Revenue Secy

The Commissioner Mysore Gazette for publication in the Gazette, with a request

That ~~for~~ 50 copies may be sent to Chairman C&T Trust Board, Abbe, 50 copies to Dr Borcabre DTH, 25 copies to Secy, 50 copies to Municipal Treasurer Borcabre City & 50 copies to Revenue Tower

Thanks & regards

Copy w.c.

1) The Chairman, C&T Board, Abbe
2) " Revenue Tower in Ulyare
3) The Municipal Treasurer Borcabre City
4) " Revenue Tower in Ulyare

Appendix F G —1]

SUBJECT

4 copies

Section

File No

Diary No of letter replied to

Immediate

Serial No

No L 5707/Surl

General and Revenue Secretariat

( )

the 194

To

The Deputy Comr
Nuwara Eliya

Sir

In connection with the formation of the Kandekumbura Extension - Block B - as proposed by the Nuwara Eliya Improvement Trust Board - which is outside the city limits, it is proposed to acquire the lands comprised in the villages noted in the accompanying statement in original and to possession by 15/11

Date of issue 9/11/46

Signed by

List of enclosures

Copied by

Examined by

If you read with
see 27 of the Bluecoat Improvement
Act 1949 etc and to hand them over
to the possession of the Trust Board
for further action as they deem due in the case of the
Industrial Estate.
I am therefore
to request you to be so good as
to have the declaration statements
in respect of the above lands prepared
under the above provisions of law & to
forward them to the first within a week
the Special Land Agent when
appointed to the Bluecoat will be
authorised to take order for the acquisition
of the Trust lands. The expense required
in this behalf will be met in the first instance
out of the provision of Rs 10 lakhs made in the AS'
Budget for the current year, ~~in this behalf~~
vide G.O. No L 5908-90/7 dt 13-11-46 & 30 X-46

The matter may be kindly treated as
very urgent & the declaration statements sent
to first within the time prescribed above
The statement of lands & Trust receipts may be kindly
returned with your report.

I have
[illegible] 9/XI/46

L 5708 & 5709 Dt 9 11 46
copy to the Chairman,
Bluecoat Improvement Trust Board
with reference to
200 dated 25 7 46.

copy to Revenue
for information
Trust

copy to Revenue
for information
Trust

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

General and Revenue Secretariat

IMMEDIATE.

No L 5207

Dated Bangalore, 9th November 1946.

FROM

The Secretary to the Government of His Highness the Maharaja of Mysore

Revenue Department.

To

The Deputy Commissioner,
Bangalore District, Bangalore.

Subject - Kankanpalya Extension Scheme, Bangalore City.

S i r,

In connection with the formation of the Kankanpalya Extension - Block 'B' - as proposed by the Bangalore City Improvement Trust Board - which is outside the City Municipal limits, it is proposed to acquire the lands comprised in the villages noted in the accompanying statement in original under the provisions of Section 17 of the Land Acquisition Act read with Section 27 of the Bangalore City Improvement Act - 1945, and to hand them over to the possession of the Trust Board for further action - as has been done in the case of the Industrial ~~School~~ Estate. I am, therefore, to request you to be so good as to have the declaration statements in respect of the above lands prepared under the above provisions of law and to forward them to the Government within a week. The Special Land Acquisition Officer attached to the Bangalore District will be authorised to take order for the acquisition of the said lands. The expenditure required in this behalf will, in the first instance, be met out of the provision of Rupees Ten lakhs made in the Board's Budget for the current year in Government Order No.L.5086-90/Ml.13-46-26 dated 30th October 1946.

P.t.o.

11/46

The matter may be kindly treated as very urgent and the declaration statements sent to Government within the time prescribed above. The statement of lands sent herewith may be kindly returned with your reply.

I have the honour to be,
S i r,
Your most obedient servant,

for Secretary to Government,
Revenue Department.

Cpg/4.

No d. 8165 dy 2-12-46

To The Dy Comr. Bangalore

Sir,

In inviting refr to this office letter No L 5707 dy 9/11/1946 calling for declaration statements in respect of the lands required for the formation of the Kandhanpalya Extension, Bangalore, I am directed to request you to send the statements without any further delay.

I have etc

Asst

for Secretary

Appendix F G —1]

SU ECT

Diary No of letter replied to 757

General and Revenue Secretariat

( )

the 194

Date of issue 12-12-46

Signed by

List of enclosures.

Copied by

Examined by

Section

File No 139-46

Serial No

No L-8639/Plans & estimates

To

The Chairman

City Improvt Trust Board

Bangalore

Sir,

With reference to your letter No 200/46-47 dt 25.7.1946 on Kankanpalya Extension scheme, Bangalore, I am directed to state that the Chief Engineer for Roads & Buildings who has consulted in the matter is of the opinion that the "Green Belt" is out of place & unnecessary.

and that it would become a source of nuisance if left vacant as now proposed. To maintain the large extent of 713 acres in a tidy condition would involve heavy recurring expenditure & ultimately the whole area will have to be converted into sites and sold

In the above view, the Chief Engr for R&B purposes that it would be very advantageous to form once for all about 3000 more sites out of the area now proposed to be left vacant in addition to 2000 sites already proposed to be formed. He thinks that this arrangement will also bring down the cost per site & make it cheaper for the poorer middle class people to purchase them

Agreeing with the above views, I am therefore to request you to send up a revised layout plan for the whole area in conformity with the above views

The plans & estimates received with your letter under reference are herewith returned.

I remain

Sd/- 14/12/46

Sd/- Rev Secy to Govt

No 8640 dt 12.12.46

Copy of the above forwarded to the Chief Engr for R&B for information with ref to his CO note No 182 dt 28.11.46

A3-L A R 37/46-47

Office of the Deputy Commissioner,
Bangalore District,
B'lore, Dated 25th Dec. 1946

REV SECRETARIAT
5308
4 JAN 1947
757
L & G BRANCH

To

J.B. Mallaradhya, Esq , M A ,
Secretary to Government,
REVENUE DEPARTMENT BANGALORE

Sir,

Subject Acquisition of land for Kanakanapalya Extension, Block 'B'

With reference to your reminder No L.8165 dated 2nd December 1946 on the above subject, I have the honour to state that the Sub division officer, Bangalore from whom, the declaration statements have been called for, has not yet submitted the required particulars He has been reminded to-day On receipt of the report, a further communication will be made.

have the honour to be,
Sir,
Your most obedient servant,

DEPUTY COMMISSIONER,
BANGALORE DISTRICT

YSR/-

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

General and Revenue Secretariat,

Dated Bangalore 12th December 1946

No L 8639/Plans & estimates

FROM

The Secretary to the Government of His Highness the Maharaja of Mysore
Revenue Department

To

The Chairman, City Improvement Trust Board, Bangalore

Sir,

With reference to your letter No 200/46-47 dated 25th July 1946 regarding Kankanpalya Extension Scheme, Bangalore City, I am directed to state that the Chief Engineer for Roads and Buildings, who was consulted in the matter, is of the opinion that the "Green Belt" is out of place and unnecessary and that it would become a source of nuisance if left vacant as now proposed To maintain the large extent of 743 acres in a tidy condition would involve heavy recurring expenditure and ultimately the whole area will have to be converted into sites and sold

In the above view, the Chief Engineer for Roads and Buildings proposes that it would be very advantageous to form once for all about 3,000 more sites out of the area now proposed to be left vacant in addition to 2,000 sites already proposed to be formed He thinks that this arrangement will also bring down the cost per site and makes it cheaper for the poor and middle class people to purchase them. Government agree with the above views I am therefore to request you to send up a revised layout plan for the whole area in conformity with the above view

The plans and estimates received with your letter under reference are herewith returned

I have the honour to be,
Sir,
Your most obedient servant,

(Sd) J B MALLARADHYA,
Secretary to Government,
Revenue Department

Memo No L 8640 dt 12-12-46

Copy of the above is forwarded with compliments to the Chief Engineer for Roads and Buildings with reference to his U O No 182 dated 28-11-1946

By Order,

For Secretary to Government,
Revenue Department

GENERAL AND REVENUE SECRETARIAT

Bangalore, Dated, 10 1 47

D.O No L 9902 — mt

Dear Sir,

I am desired to invite reference to this office letter No L 5707 dated 9th Nov 46 and the subsequent reminders ~~ending with~~ No L 8165 dated 2 12 46 on the subject of Ramakrishnapalya Extn Scheme, B'lore city

2 I am to request you to be so good as to direct the S D O B'lore to submit the declaration statement forthwith and expedite your reply thereto, as the matter ~~has been pending for a long time.~~ is very urgent

Yours sincerely,

10/1/47

To

D C B'lore Dist (By Name)

C F No 45]

GOVERNMENT OF MYSORE

Telegram
Telephone

No 1925 ~~1303~~
Encls one enc

OFFICE OF
The City Improvement Trust Board,
"Ranga Vilas", Seshadri Road, Bangalore

Date 13th January 1947

To

J B Mallaradhya, Esq , I. A ,
Secretary to Government,
Revenue Department, Bangalore.

GEN & REV SECRETARIAT 5564 16 JAN 1947 L S G BRANCH

Sir

SUBJECT - Acquisition of lands for Kankanpalya Extension, Bangalore City

Adverting to your memo No I 5709 dated the 9th November 1946 forwarding for information a copy of your letter of the same date addressed to the Deputy Commissioner, Bangalore District, asking him to send up to Government declaration statements within a week in respect of lands proposed for acquisition in connection with the above scheme under Sec 17 of the Land Acquisition Act, I have the honour to forward herewith a copy of letter No I A R 17/46 dated the 18th January 1947 addressed to the Deputy Commissioner Bangalore District by the Sub Division Officer, Bangalore Sub Division (copy sent to this office for information) asking for additional establishment to attend to these and other acquisition works connected with the schemes launched by the Board This reference has been made to the Deputy Commissioner by the Sub Division Officer two months after the receipt of the Government Order directing specifically that declaration statements should be submitted within one week from the date of the order It is needless to say that by the delay, the very objection of the proceedings under Sec 17 of the Land Acquisition Act gets frustrated

2 I therefore request you to kindly issue needful instructions to the Deputy Commissioner, Bangalore District, to expedite the forwardal of the declaration statements in respect of the lands proposed for acquisition so that the Board might get possession of the lands after the statutory period from the date of publication of the notification in the Official Gazette to enable the Board to go ahead with the scheme

I have the honour to be,
Sir,
Your most obedient servant,

C N Narasimhan
CHAIRMAN

SVM/-

Letter No L A R 17/46 dated 8-1-47 from the Sub Division Officer, Bangalore, to the Deputy Commissioner, Bangalore District (Copy sent to the Chairman City Impt Trust Board Bangalore)

Subject - Acquisition of land for Kahkanpalya Extension - Block 'B'

I have the honour to state that as per letter I 8165 dated 2-1-46 from the Secretary to Govt , Revenue Department, on the above subject, records are required to be built up in respect of the acquisition of 988 acres of land lying in two Hoblies comprising 6 villages round about Bangalore City These records are required to be built up in respect- urgently and the President of the City Improvement Trust Board has been repeatedly urging for pushing through the work The Amildar, Bangalore South, states that it is not possible for the existing regular Revenue Inspectors to attend to this work urgently, as the extent involved is nearly 1,000 acres and the preparation of sketches, valuation of Malki, buildings etc , and the enquiries with regard to the persons interested in the several properties have to be made This is the harvest acquisition season and both the regular and Special Revenue Inspectors will be busy in connection with this work This is the period of Huzur Jamabandi also

Under all these circumstances, it may not be possible for the existing Revenue Inspectors to cope with this acquisition work as urgently as the necessity demands, without detriment to other work Moreover, the City Improvement Trust Board has a comprehensive scheme for laying out lay-outs round about the City for work connected with the acquisition of properties to be acquired on behalf of the City Improvement Trust Board, it seems absolutely necessary to appoint a special staff, the cost of the establishment being debited to the Trust Board Funds

The Amildar, Bangalore South, submits to me in person today that a Sub Overseer had come to him from the City Improvement Trust Board office for requiring particulars of certain Survey Numbers required for the Gavipuram

e tension and laying in Yediyur Nagasandra, Kathrugupe, Nesakereballi and Avalahalli and that he has spared the services of two Clerks of his office entirely for this work

As more and more work are devolved on the Taluk Office on account of the acquisition proposals of the City Improvement Trust Board Office, I suggest that at least two Revenue Inspectors, two Surveyors and two Clerks may immediately be sanctioned for this work I have, however, instructed the Builder to submit the records very early

---

Copy

C. N. Narasimhaiah

CHAIRMAN

Appendix F G —1]

SUBJECT

Diary No of letter replied to

General and Revenue Secretariat

( )

the 194

Date of issue 17-1-47

Signed by D T R

List of enclosures

ed by

Examined by

Zepper Section

File No

Serial No

No L 10161

To

The D C Bangalore Dist

Sir,

With reference to the correspondence ending with ~~your~~ This office ~~letter~~ Memo No L 9802 d 11-1-47 re the acquisition of properties required for the Kankanpalya extension scheme, Bangalore city, I am directed to ~~say~~ invite reference to letter No L A R 17/46 d 8-1-47 addressed to you by the S D O

Bangalore re the appointment of a special staff ~~proposed by the S D O to be appointed in~~ in this respect and to request you to intimate ~~immediately~~ within three days... if it is necessary to appoint the special staff as suggested by the S D O and if so, why action was not taken by you to entertain the staff immediately on receipt of acquisition proposals

I am to add that special attention must be directed to the submission of proposals for acquisition of lands required by the Mysore Industrial Investment Trust in future

I have etc

sd/-

for Secy

Memo L 10162

Copy of the above is forwarded w/c to the chairman C D T Board, Bangalore, for information, with reference to his letter no 1925 dt 13 1 47 on the subject

sd/-

for Secy

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

General and Revenue Secretariat

No L10161 *Dated Bangalore,* 17-1-47

FROM

The Secretary to the Government of His Highness the Maharaja of Mysore
Revenue Department.

To

The Deputy Commissioner,
Bangalore District.

Sir,

With reference to the correspondence ending with this office reminder No.L.9902 dated 11th January 1947 regarding the acquisition of properties required for the Kankanpalya extension scheme, Bangalore City, I am directed to invite reference to letter No.L.A.R.17/46 dated 8th January 1947 addressed to you by the Sub Division Officer, Bangalore regarding the appointment of a special staff in this respect and to request you to intimate within three days if it is necessary to appoint the special staff, as suggested by the Sub Division Officer and if so, why action has not been taken by you to entertain the staff immediately on receipt of acquisition proposals.

I am to add that special attention may be kindly devoted to the submission of proposals for acquisition of lands required by the Bangalore City Improvement Trust Board in future.

I have the honour to be,
Sir,
Your most obedient Servant,

Sd J.B.Mallaradhya,
Secretary to Government,
Revenue Department.

LC/3. Memo No. L10162 Dated, 17-1-47

Copy of the above is forwarded with compliments to the Chairman, City Improvement Trust Board, Bangalore, for information, with reference to his letter No 1925 dated 13-1-47 on the subject.

By Order,

For Revenue Secretary to Government

GEN & REV SECRETARIAT
5801
23 JAN 1947
L S G BRANCH

No.A.3.3293/46.47

Office of the Deputy Commissioner
Bangalore District
Dated 20th January 1 9 4 7.

To

J.B. Jallareshya Esq., M. A.,
Secretary to the Government of Mysore,
Revenue Department, Bangalore.

REVENUE SECRETARIAT
No
Date 21/1/47
GOVERNMENT OF MYSORE

Sir,

Subject:- Appointment of a Special Staff for attending to the acquisition work of Kamakanalya Extension (Block 'B') Scheme.

With reference to your letter No.L.10161 dated 17th January 1947, on the above subject, I have the honor to forward herewith a copy of letter No.L.A.R.17/46 dated 8th January 1947 received from the Sub Division Officer, Bangalore and to state that as reported by him the work in question is very heavy and it is not possible for the Regular Revenue Inspector of the Hobli to attend to this work in addition to the other pressing works and if this work is left to him, it will take not less than three months for him to attend to this work. The entire establishment proposed by the Sub Division Officer for this work is heavy and only one Revenue Inspector with 2 peons is sufficient for this work.

As the work is very urgent I have in anticipation of sanction appointed one Revenue Inspector on Rs.50/- plus 10/- with the usual D.A. and 2 peons on Rs.11/- with usual D.A. for a period of one month solely to attend to this item of work. The expenditure on this account will have to be met out of the provisions of the Trust Board's Budget for

the current year. The action taken by me may kindly be approved.

I have asked the Sub Division officer to see that necessary records with declaration statements are submitted within one month positively.

I have the honor to be,
Sir,
Your most obedient servant,

Deputy Commissioner
Bangalore District

T.M.C

Copy of letter No. A R 17/43 dated 3-1-47 from the Sub Division Officer, Bangalore Sub Division

Sub: Acquisition of land for Kankarapalya Extension Block B
Bangalore South Taluk

I have the honour to state that as per letter No L 3165 dated 2-12-46 from the Secretary to Government, Revenue Department, on the above subject records are required to be built up in respect of the acquisition of 933 acres of land lying in two Hoblies comprising 6 villages round about Bangalore City These records are required to be built up urgently and the President of the City Improvement Trust Board has been repeatedly urging for pushing through the work The Amildar, Bangalore South states that it is not possible for the existing regular Revenue Inspectors to attend to this work urgently, as the extent involved is nearly 1000 acres and the preparation of sketches valuation of makki, buildings etc , and enquiries with regard to the persons interested in the several properties have to be made This is the harvest acquisition season and both the Regular and Sal R Is will be busy in connection with this work This is the period of Huzur Jamabandi also

Under all these circumstances, it may not be possible for the exisiting Revenue Inspectors to cope with this acquisition work as urgently as the necessit demands, without detriment to other work Moreover, the City Improvement Trust Board has a comprehensive scheme for laying out lay-outs round about the City for work connected with the acquisition of the properties to be acquired on behalf of the City Impovement Trust Board, it seems absolutely necessary to appoint a special staff, the cost of the establishment being debited to the Trust Board Funds

The Amildar, Bangalore South submits to me in person today that a sub Overseer had come to him from the City Improvement Trust Board Office for requiring particulars of certain S Nos required for the Gavipuram extension and lying in Yelahanka Nagasandra Kathrguppe Hoskerehalli and Avalahalli and that he has spared the services of two clerks of this office entirely for this work

As more and more work and evolved on the Taluk office on account of the acquisition proposals of the City Improvement Trust Board Office, I suggest that at least two Revenue Inspectors, two Surveyors and two clerks may immediately be for this work, I hve however instructed the Amildar to submit the records very early

Copy

Deputy Commissioner,
Bangalore District

Appendix F G —1]

SUBJECT

Diary No of letter replied to

General and Revenue Secretariat

( )

the 194

Date of issue 31/1/47

Signed by

List of enclosures

Copied by

Examined by

Section

File No

Serial No

No L 10755

To

The chairman, C & T Board

Sir,

With reference to the correspondence ending with your letter No 1925 of 13/1/47 re the acquisition of lands for the Kankanapalya extension Bungalow etc, I am directed to forward herewith a copy of letter No. A3 3293/46 & 20-47 received from the D.C. Chingleput requesting approval to the appointment of a Revenue Inspector and two peons for a period of one month in connection with the above scheme and to request

request you to submit a resolution of the C & V Boards, Bangalore agreeing to the proposal in question and to meet the expenditure out of the funds of the Board in this behalf.

The source from which the cost will be met may also kindly be indicated.

I have etc

Sd/- 27/1/27

for Sec'y

C F No 453

GOVERNMENT OF MYSORE

Tele gram / phone

No 2343
Encls

7303
8 MAR 1947

OFFICE OF
the Chairman,
City Improvement Trust Board, Bangalore.

Date 5th March.1947.

To
The Secretary to Government,
Revenue Department, BANGALORE

Sir

Subject - Kankanpalya Extension Scheme - Block 'B'
(Area outside the Municipal limits).

Adverting to the correspondence ending with your letter No.8639 dated the 12th December 1946 returning the plans and estimates in respect of the above scheme sent with this Office letter of 25th July 1946 with the observation that it is unnecessary to leave a large extent as green-belt and that the entire area may be laid out into sites etc , I have the honour to submit herewith for sanction of Government revised lay-out plans and estimates in accordance with the instructions contained in your letter under advertance.

2. The area comprised in this block is 1,278 acres 31 gts , inclusive of additional strip of land measuring 165 acres 34 gts , between this unit and the Kankanhalli Road since proposed to be included in the Scheme with a view to connect the extension with the City area and the other proposed extension of Gavipur. The additional strip of 165 acres 34 gts , ~~are~~ separately shown in the plan - A list of S Nos and villages comprising this extra area is also separately furnished, (Flag 'A'), for purposes of obtaining Declaration statements from the Deputy Commissioner for taking proceedings under Section 17(a) of the Land Acquisition Act . A few S Nos in the original area of block 'B' which on further scrutiny were found to have been omitted in the original list are also now included and shown separately (Flag 'B') These S Nos have also to be notified under Section 17(a) of the Land Acquisition Act

3 Out of the area of 1,278 Acres 31 Gts comprised in this block, the layout proper covers an area of 1,126 acres The rest of the area forms villages, tank-beds, converted lands, burial grounds and Government Institutions 5,647 sites are proposed to be laid out in this area as per margin apart from 654 shop sites of 30' x 40' each . In the above lay-out the extent of land already acquired for the following Institutuions have been included -

40'x 60'	2,426
60'x 80'	1,668
80'x 120'	1,553
	5,647

		Acs	Gts
1	Central Jail	23	37
2	T B Hospital	24	10
		48	07

The area is also shown in the plan It is for orders of Government whether this area should be made over to the Board under Section 28 of the City of Bangalore Improvement Act 1945 or the lay-out modified leaving this area

P T O

4. The total cost of the scheme as now revised is estimated at Rs.47,65,014/-. The rates proposed for the sale of sites of - the three dimensions noted above are Rs-1-8-0, 1-14-0, and 2-4-0 respectively per Sq.yard. The total realisation from the sale of sites is estimated at Rs.65,61,800/- resulting in a net profit of Rs.17,96,786/- or 37.7%.

5. The Scheme has been approved by the Board at its meeting held on 4-2-1947 when the following resolution was passed -

> "That the revised layout plans and estimates for - A & B Blocks be approved and sent to Government for sanction."and

> "That a broad road of 100' connecting the East Road with the main traffic road by the side of Kankanpalya road be provided."

6 I request that in these circumstances sanction of Government may kindly be obtained to the Scheme and the Deputy Commissioner requested to take steps for the acquisition of lands as per - modified list enclosed, which includes the 165 acres and 34 guntas referred to above and 73 acres 5 guntas omitted in the previous - list Since the lands comprised in the original list have already been sent by Government to the Deputy Commissioner for sending declaration statements under Section 17(a) of the Land Acquisition Act as per their letter No.L.5707 dated 9th November 1946, the extra S.Nos., a list of which is separately given (Flags A & B) may be - also notified after obtaining the Declaration Statements from the Deputy Commissioner.

7 It may be stated here that the Dewan during his visit to this Office on the 26th December 1946 was pleased to observe that the orchard portions should be left out of acquisition and that this should be brought to the notice of Government. In this connection I invite your reference to this Office letter No.1871 dated 9-1-47 forwarding a report on the petition of Mr.K Visveswariah and others of Byrasandra village, Bangalore North Taluk, praying for reasons stated therein, that their garden lands may not be acquired for the proposed scheme.

8 As already stated in my above letter, the Engineer Officer after inspection has reported that the actual extent of garden lands is 5 acres 15 guntas These are in 4 bits in different Nos and are not contiguous Excepting Goa and Pomogranate plants grown on 15 gts the rest of the orchard is purely of grapes. Vegetables are grown in several bits in very many S Nos. not also contiguous. The rest of the lands are all dry. It is therefore seen that the claims of the petitioners that the entire area of 54 acres 23 guntas is orchard is not correct. These areas are shown on the lay-out, as also the - actual orchard area

9. If the entire area of the petitioners should be left out, nearly 550 sites will be - affected. The actual orchard portion may therefore be left out - for the present for purposes of Notification Under Section 17 of the Land Acquisition Act and may be included in the lay-out at a - later stage, if the Government so desire

10 This extension which is adjacent to Basavangudi is sure to become very popular and the sites can be readily disposed of As this also results in a profit of 37.7%, the - scheme as modified may kindly be sanctioned as early as possible so that it may be carried out expeditiously with great advantage

11 In this connection, I may bring to the notice of - Government that there has been a lot of delay in the Revenue Department in sending the declaration statements in respect of lands proposed for acquisition for the lay-out schemes Though instructions were issued to the Deputy Commissioner by Government in their letter No 5707 dated the 9th November 46 to send up declaration statements in respect of lands required for the scheme within one week, it is seen that no statements have been submitted to Government till to-day Strict instructions may therefore be kindly issued to the Revenue Department to take quick action in this behalf in view of the great urgency of the matter and of the fact that no lay-out scheme could be pushed through without actual possession of the lands

12 The following enclosures accompany

1 Abstract Estimate
2 Report accompanying the Estimate
3. Detailed lay+out plan
4 Revenue Survey plan
5. Statement of lands to be acquired
6. Lay-out plan showing both A & B blocks
7 Revenue Survey map showing both A & B blocks
8 Statement of lands of additional area between Unit No.I and Kankanhalli Road.

I have the honour to be,
Sir,
Your most obedient servant,
C N Nanjunda Rao
CHAIRMAN

MSS.

9326

GOVERNMENT OF MYSORE.

3031-1

OFFICE OF
Chairman,
City Improvement Trust Board
BANGALORE.

IMMEDIATE

Dated 12th May 1947

REVENUE SECRETARY
No
Date
TO
GOVERNMENT OF MYSORE

--MEMO-

Mr Neelamegam
14/5/47

H.N Pallegar, Esq , B A , LL B ,
Secretary to Government,
Revenue Department, Bangalore.

Sir,

With reference to your office D O letter No L 15564 dated 5-5-47 intimating that the Minister for Education and Public Health would be inspecting the Kankanpalya Extension area and asking me to be present at the time with Mr Krumbiegel, the Government Architect and the Engineer Officer of the Trust Board, I have the honour to state that the Minister inspected the area on the 9th May 1947 when I was also resent with the above named Officers

A memo of instructions issued by the Minister at the time of inspection is herein enclosed for ~~favour of~~ submission to the Minister for favour of confirmation

I have the honour to be,
Sir,
Your most obedient servant,

C N Narayanagowda
12/5
CHAIRMAN

HR/gvm

INSPECTION BY THE MINISTER FOR EDUCATION AND PUBLIC HEALTH

Mr Krumbeigel, The Govt Architect, Chairman Trust Board, President of the Municipality on & the Commissioner of the E.C. were present.

9th May 1947

Memo of Instructions

Site for Slaughter House -

1 The site opposite to the Wilson Garden Extension was not approved

The proposal of Mr Krumbeigel of a site near - Adugudi village was approved

2 The proposal of the Trust Board for a scheme - of the area between Lal Bagh compound wall up to the Mental Hospital was generally approved

3 The proposal to connect the Monkey Tope Road to Kankanpalya by a road skirting the Kempegowda Tower on southern side was approved

4 The area of the proposed Kankanpalya extension was inspected

The Minister was of opinion that the lay-out required modification providing various civic amenities which had to be earmarked now alone

~~Further~~ He agreed with Mr Krumbeigel, that the shops on the main road should be omitted and that diagonal roads may be provided with shops laid out at these roads at convenient blocks

The Minister asked that plans for Solarium be - prepared by the Government architect and sent to him immediately

The Minister noticed a number of brick-kilns - coming up in the area, and expressed that the attention o

Revenue authorities should be immediately brought to this disfiguring the area, and they be directed to take immediate steps to prevent these, as also unauthorized buildings in the area

The Minister expressed that the despatch of declaration statements in regard to the Rankanpalya Extension should be immediately expedited and expressed that - while immediate sanction to the acquisition under Section 17 of the Land Acquisition Act would be given, revised and - modified plans of lay-out should be sent-up in accordance with the views expressed during inspection A road joining the Monkey Tope Road with the Vaccine Institute Circle was felt necessary, by the Minister, as suggested by the Government Architect As regards Orchard lands near Byramangala Tank, the Minister expressed that the actual orchards lands of about 19 acres may be omitted for the present and the rest acquired and this area could be developed at a later stage

The Minister then inspected the area of the - Sunkal Farm Mr Krumbeigel's plans for the improvement of the area were approved, and action was to be taken to give effect to the improvement scheme.

C V Narayanaswamy

Chairman, S.I.T.
City Improvement Trust Board

No. 4.3.3293/46 47

Office of the Deputy Commissioner
Bangalore District
Dated 18th April 1947

REV & REV SECRETARIAT
8768
24 APR 1947
L & C BRANCH

To

H N Pallegar Esq , M A , LL B ,
Secretary to the Government of Mysore
Revenue Department, Bangalore

Sir,

REVENUE SECRETARY
No
24/4

Subject -

Appointment of a Special Staff for attending to the acquisition work of Kanakanapalya Extension, Bangalore 'B' Scheme

In inviting your kind reference to this office letter No 4 3 3293 dated 21 1 47 on the above subject, I have the honor to request you kindly to obtain the approval of Government to the action taken by me in appointing a Special Revenue Inspector and two peons in connction with the above work as they are now attending to the work and have to be paid for their work which is nearing completion

I have the honor to be,
Sir,
Your most obedient servant,

For Deputy Commissioner,
Bangalore District

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

No h 17078/W. R

GENERAL AND REVENUE SECRETARIAT

Bangalore, Dated 18th JUNE 1947

FROM

Revenue Secretary to the Government of His Highness the Maharaja of Mysore
Revenue Department

To

The Chairman,
City Improvement Trust, Bangalore

S i r

With reference to the correspondence ending with your letter No.2343 dated 5th March 1947, regarding the Kanakanapalya Extension Scheme(Block B), I am directed to request you to submit revised plans providing for all the necessary amenities of a modern extension in this behalf, as agreed to by you and the other members present during the inspection of the Kanakanapalya Extension by the Minister for Education and Public Health on the 9th May 1947.

Records accompany.

I have the honour to be
sir,
your most obedient servant,

SECRETARY TO GOVERNMENT
REVENUE DEPARTMENT

G R S App F G 3

GENERAL AND REVENUE SECRETARIAT

(*Continuation sheet draft form*

I Dft

2 copies

To, L. 17078/W.R
d. 18/6/47

The Chairman,
C.I.T. Board
Bangalore

Sir,

With reference to the correspondence ending with your letter No 2343 d. 5/3/47 re the Kaukhanfolya extension scheme — block B — I am directed to request you to submit revised plans and estimates providing for all the necessary amenities for a modern extension in this behalf, as agreed to by you and the other members present during the tour the inspection of Kaukhanfolya

Expression

by the Minister for ~~Res of Em~~ Edu & P H ~~at 9 A.M.~~

on the 9th ~~of this month at~~ May 1947

~~9 A.M.~~

Records accompany

I have the

honour

to be sir

Your obedt

servant

~~Memo~~

~~copy of the above is forwarded~~

Appendix F G —1]

SUBJECT

Diary No of letter replied to

General and Revenue Secretariat

the 194

Date of issue

Signed by

List of enclosures

Copied by

Examined by

Section

File No

Serial No

No h 807/d 11.7 47

To

The Bangalore

Sir,

With reference to your letter No A3 3293/46 = 47 - 9 20 - 1 - 47 re the appointment of a Revenue inspector and two peons in connection with the acquisition of properties for the Kaveri Hampaly extension, I am directed to request you to intimate immediately whether the services of the above

staff have since been terminated and of late long the Rev ~~Inspector~~ of the two females who ~~return~~ employed ~~Sam an~~ as ~~in the~~ in their posts ~~office~~.

It may also be kindly stated whether this staff ~~has~~ has been included in the special staff ~~attached to~~ employed under the special Land Acquisition Officer, the continuance of whose services has been sanctioned recently in the Land Revenue Branch of the Secretariat in this behalf. The total expenditure incurred in the expenditure to which the appointment of the Rev Inspector of the two females was debited, may also be kindly intimated.

I have the

honour

&c

Rev Secy

mt 139-46-12

No 8-51/47
8 tmb

OFFICE OF THE CITY IMPROVEMENT TRUST BOARD,
"Ranga Vilas", Seshadri Road,
Dated, Bangalore, the 7th August 1947

REV SECRETARIAT
908
9 AUG 1947
L S G BRANCH

To

SYED ABDUL ALEEM, ESQ , B A ,
Secretary to Government,
Revenue Department,
BANGALORE.

REVENUE SECRETARY
No
Date 9/8
GOVERNMENT OF MYSORE

SUBJECT - Kankanpalya Extension Block 'B'

Referring to the correspondence ending with your letter No L 17078/W R dated the 18th June 1947 returning the plans and estimates in respect of the above scheme sent to Government with this office letter No 2343 dated 5-3-47 for submission of revised plans providing for all the necessary amenities of a modern Extension as decided at the time of inspection of the Kankanpalya Extension by the Minister for Education and Public Health with Mr G H. Krumbiegel, the Government Architect and myself on the 9th May 1947, I have the honour to forward herewith for favour of sanction of Government, revised layout plans and estimates in the light of the decision arrived at, at the time of the inspection of the area by the Minister

2 According to the revised layout plan, the total area comprised in Block 'B' is 1290 acres 23 guntas as against 1278 acres 31 guntas originally proposed The excess of 11 Ac 32 G. is due to the deviation of Kankanhalli road from Yediyur village onwards up to Banasankari temple to suit the present layout and to avoid the existing curve in the Kankanhalli road and straighten it.

3 Out of 1290 Ac 23 G comprised in this block, only an extent of 1064 Ac 22 G are to be acquired

26-1

The remaining extent of 233 Ac, 37 G, have to be left out of acquisition for reasons set forth hereunder -

	Ac	G
(1) Private properties (converted area) to be left	13	8
(2) Existing 4 villages	24	11
(3) Existing Police Quarters	0	32
(4) Burial Grounds	3[illegible]	5
(5) Government Kharab	57	33
(6) Tank Beds	59	11
(7) Byrasandra orchard portion	19	11
(8) T B Hospital and New Central Jail Grounds (Govt lands)	48	10
Total	226	1

6

4 Leaving the above extent of 226 Ac 1 G out of the total extent of 1290 Ac 23 G, the remaining area of 1064 acres 22 guntas is proposed to be utilised as follows -

Ac	G	
457	3	For actual layout of sites.
338	13	For roads
5	0	Jutka and Taxi Stand
160	2	For parks and Play Grounds
93	8	For public buildings
4	20	For Bus Stand
3	26	For temples, churches, mosques and other places of worship
3	10	Space left for improving the Banasankari temple
1064	22	Total

5 4,642 sites are proposed to be laid out in this area of the dimensions noted in the margin apart from 234 shop sites of 30' x 60'

100' x 150'	326 sites
80' x 120'	610 "
45' x 90'	888 "
40' x 60'	868 "
30' x 50'	1950 "
Total	4,642 sites

6. The total cost of the Scheme as now revised is estimated at Rs 62,44,220/- as per details furnished below as against Rs 47,65,014/- as per original estimate

	Rs
(1) Acquisition charges in respect of lands required for the layout	15,96,825/-
(2) Cost of layout such as roads, drains etc	26,00,000/-
(3) Water Supply arrangements	10,83,895/-
(4) Underground drainage	9,63,500/-
Total	62,44,220/-

The estimate for acquisition of lands 50% above the sum provided in the previous estimate, is on account of the valuation put up by the Revenue Authorities

The estimate for the layout is based on the schedule rates obtaining in the Public Works Department

The estimate for the water supply arrangements is based on the figures furnished by the Executive Engineer, Water Supply Division

The estimate for underground drainage is as per estimates prepared by the Drainage Section of this office as per schedule rates

7 The increase in the ~~case~~ cost is due to

(a) Change in the dimension of the sites to suit the requirements of different classes of persons

(b) Change in the width of the interior roads from 30' to 40' and other roads from 60 to 100' according to their importance and other traffic conditions and with a view to avoid congestion and slum

(c) Additional extent of land proposed to be acquired as per details in para 2 supra

(d) Increased provision by 50% made for meeting the acquisition charges in view of the valuation furnished by the Revenue Authorities

8 The minimum rates at which the sites are proposed to be sold are as follows

30' x 50' .	Rs 2/- a Sq	Yd.
40' x 60'	Rs 2-8-0	Do
45' x 90' .	Rs 3/-	Do.
80' x 120' ..	Rs 3-8-0	Do
100' x 150' ..	Rs 4/-	Do.

A uniform rate of Rs 3/- per Sq Yd is proposed for sites to be given to the Government Departments for the construction of Departmental public buildings, layout of playgrounds, parks etc , Shop sites of 30' x 60' are proposed to be sold in public auction with a minimum bid of Rs 10/- per Sq. Yd. as against the original proposed rates of Rs 1-8-0, 1-14-0 and Rs.2-4-0 for sites measuring 40' x 60' x 80' and 80' x 120' respectively

9 The total realisation by the sale of sites according to the present proposal is expected to be Rs 81,48,296/- resulting in a nett profit of Rs.19,04,076/- or 30 5% as against Rs 65,61,800/- provided in the previous estimates

10 The revised layout plan is prepared in consultation with Mr Krumbiegel and the estimate has been approved by the Board at their meeting held on 28-6-47, when the following resolution was passed -

> "That the revised plan be approved subject to the modification that sites 30' x 75' be converted into 40' x 60' and that the revised plan be sent to Government for sanction "

11 The plan was accordingly modified and the estimates prepared.

The revised estimate was placed before the Board at a special meeting held on 28-7-47 when the following resolution was passed -

"RESOLVED that the revised estimates be passed and sent to Government for sanction."

(vide proceedings and resolution under Sub No 6, pages 4 to 6 of the Proceedings sent separately to Government with this office letter No G 40 dated 2-8-47.)

12. I request that in these circumstances, sanction of Government may kindly be obtained to the revised plans and estimates with a view to enable the Board to push through the work.

13 As for the source from which the cost of the estimate has to be met, I may say that a provision of Rs 50 lakhs under "Advances" to meet the cost of the layout of Residential Extensions in the City had been proposed in the provisional budget proposals submitted to Government with this office letter No 2921 dated 2-5-47 Provision of a like sum had also been made in the provisional budget of the Trust Board which was submitted to Government in this office letter No 3523 dated 24-6-47 But, in the provisional State Budget for 1947-48, it is seen that a sum of Rs 10 lakhs has been provided under "Advances" for the formation of Extensions under "23 - Other Advances"

The expenditure necessary during the year will be met out of this source Any excess advance that may be required may be made available if and when necessary

14 After the above proposals are sanctioned by Government, arrangements will be made to send up declaration statements in respect of the additional area of

11 Ac. 32 G. required for the layout.

15 The following enclosures accompany

(1) Abstract of the estimate and detailed estimates for the layout.

(2) Report accompanying the estimate
(3) Revised layout plan.
(4) Revised revenue survey map.
(5) Working plan of the roads
(6) Statement of lands with additional list of lands required for the layout.
(7 & 8) LAY-OUT PLAN AND REV SURVEY MAP SHOWING BOTH A & B BLOCK.

16. The enclosures received with your letter under reference are also returned herewith for favour of reference and retransmission.

I have the honour to be,
S i r,
Your most obedient servant,

E V Narasimhaiah

CHAIRMAN,
City Improvement Trust Board,
BANGALORE.

gvm/-

8/8

REPORT TO ACCOMPANY THE ESTIMATE FOR LAYOUT OF LAL-BAGH or KANKANPALYA EXTENSION.

(1) With a view to solving the problem of acute shortage of housing accommodation in Bangalore Town, - Government have ordered the formation of a Residential extension to the South East of Lal-bagh and Basavangudi Extension

(2) Detailed investigation and surveys were made to this end and an estimate of cost for Rs.53,88,704/- for the layout of an extension in this area, comprising of A & B Blocks of gross extent 1,516 acres and 30 guntas and comprising of 6,210 Building sites and 780 shop sites, was prepared and submitted to Government for sanction

(3) This estimate was returned for resubmission after the revision of the plans on the lines of the decision taken at the time of inspection of the Kankanpalya area by the Minister for Education and Public Health on 9-5-1947 (vide letter No L 17080/7 R dated 18-6-47 from the Secretary to Government, Revenue Department)

(4) Accordingly, the plans have been revised and estimates worked out again resulting in an excess of Rs 21,43,866/- over the previously estimated cost This excess is partly due to

i Adoption of 50% increase in the rate of valuation of land to be acquired for the layout in view of the valuation put up by the Revenue Authorities

ii Increase in the length and width of roads to satisfy modern requirements of segregating main traffic routes from other secondary roads and growing speedy traffic conditions,

iii Connecting the present layout with the Wilson Garden Extension already laid out

iv Adoption of the present estimated figures of cost for water supply and underground drainage systems for the altered layout

Realisation from sale of sites is expected to yield on the whole a profit of 27 04% on the investment on the Scheme

The total gross area of the extension comprising of A & B Blocks is 1,554 acres 32 guntas The total number of building sites is 5,480 and 274 shop sites excluding those allotted for public buildings, parks, gardens and other public conveniences and area all round existing villages for future development

The layout in general has been designed so as to adapt itself to the configuration of the country and to fit in with the adjacent existing layouts Roads have been laid out keeping in view the possible developments of traffic as regards both speed and volume with proper junctions and features such as roundabouts, boulevards, sidings etc The Main traffic roads are separated from the Subsidiary and other inferior roads as far as possible

Adequate and necessary lung-space has been allowed for by way of parks and gardens, play Grounds etc

Necessary provision for all amenities of a modern town, such as Hospitals, Post Offices, Police Station, Library and Reading Room, Town Hall, Banks and Societies, Temples, Mosques and Churches, Markets, Cinema House and Theatres,

Telephone Booths, Radio Kiosks, Bus, Taxi and Jutka Stands, Swimming Pools and Schools and Colleges, and Small industries like Flour Mills, Garage work shops etc , which would make itself-contained, has been made in the layout

The layout has been worked out in consultation with competent technical Officers and has been approved by the City Improvement Trust Board at its meeting held on the 28th July 1947

The area occupied by the layout has been divided by the Trust Board into two blocks "A" & "B" for facilitating acquisition proceedings

Block "A" lies within the Municipal limits and "B" outside it

Separate estimates are, therefore, as before prepared for the two blocks

---

BLOCK "B" (Outside Municipal limits)

The area comprised in this block is 1,290 Ac 23 G of which about 457 Ac 3 G are taken up by sites and 338 Ac 13 G by roads The remaining extent of 495 Ac 7 G form the existing villages and other areas set apart for public buildings, Parks, gardens and other public conveniencese or amenities

There are in all in this block 4,642 building sites of dimensions - 40' x 60', 45' x 90', 80' x 120', 100' x 150' and 234 shop sites of size 30' x 60'

Land to be actually acquired for the layout of this block will be 1064 Ac 22 G A uniform rate of Rs 1,500/- per acre has been adopted for purposes of estimate On this basis, the cost of acquisition comes to Rs 15,96,825/-

The estimate of cost for actual layout comes to Rs 26,00,000/- It provides for formation of roads (of widths varying from 40' to 100' according to their utility and importance) with the required earth-work cutting and bank, water-bound macadam surfaces, pitching kerbs and foot-paths, storm water drains and other cross drainage works Current approved schedule rates have been applied for the several items of work Adequate lumpsum provisions are made for formation of Circles, Parks and Gardens, Survey charges, other Miscellaneous and unforeseen works, contingencies, tools and

and plant and temporary establishment required

For water supply arrangements to this block, a sum of Rs 10,83,895/- based on the estimate of cost furnished by the Executive Engineer, Water Supply Division, has been provided in the estimate

A sum of Rs 9,63,500/- as per estimate prepared by the Drainage Section has further been included for providing underground drainage system to the block

On the whole, the scheme for the Block 'B' (outside Municipal limits) is estimated to cost Rs 62,44,220/-

Rates proposed to be charged for sale of sites are Rs 4/- per Sq, Yd for building sites of size 100' x 150' and Rs 3-8-0/sqd for sites of 80' x 120' and Rs 3/- a Sq Yd for sites of dimensions 45' x 90', and Rs 2-8-0 a Sq Yd for sites of 40' x 60(and Rs 2/- a Sq Yd for sites of 30' x 50', and Rs 10/- a Sq Yd for shop sites A uniform rate of Rs 3/- per Sq Yd is proposed for sale of sites to be given to other Governmental Departments for construction of their Departmental public buildings and play-grounds On this basis, the realisation from sale of sites is expected to work out to Rs 81,48,296/- which will result in a profit of Rs 19,04,076/- which works out to 30 5%

It is imperative that the Scheme be taken up immediately so as to relieve the distressing condition of inadequate housing accommodation in the town

Very early sanction to the Scheme is solicited

ENGINEER OFFICER,
C I Trust Board,
BANGALORE

H N Subbarao
Assistant Engineer
City Improvement Trust Board,
Bangalore City

gvm/-

PROCEEDINGS OF THE GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

Read:-

Government Order No.L.4090-7/ML 154-44-5 dated 24th November 1945 entrusting to the City Improvement Trust Board, Bangalore, among other things with the work of forming residential extensions in Bangalore City for relieving the acute situation caused by the scarcity of dwelling houses.

2. Correspondence ending with letter Nos. G.50 dated 7th August 1947 and G.51 dated 7th August 1947 from the Chairman, City Improvement Trust Board, Bangalore, forwarding for sanction, two estimates--one for Rs.13,00,000/- and the other for Rs.62,44,220/- for the formation of Kankanpalya Extension Block 'A' and Kankanpalya Extension-Block 'B', respectively, in Bangalore City.

3. Un-Official Notes No.319 dated 28th March 1947 and No.333 dated 5th April 1947 of the Chief Engineer for Roads and Buildings on the schemes for the formation of the above two layouts.

****

ORDER NO.L. 12632-8/ML.139-46-13

Dated, Bangalore, the 17th January 1948.

In pursuance of the Government Order read above, the Chairman, City Improvement Trust Board, Bangalore, submitted in March 1947 two estimates one for Rs.6,23,690/- and the other for Rs.47,65,014/- for the formation of two residential Extensions called "The Kankanpalya Extension,"--Block A and B respectively. After the Chief Engineer for Roads and Buildings furnished his remarks on the schemes, it was considered desirable to prepare revised layouts in this respect in order to provide for all the necessary amenities of a modern extension. The Chairman was accordingly requested to submit revised plans and estimates for the formation of the above two extensions

2. He has submitted revised plans with estimates in this behalf. According to the revised estimates, the Kankanpalya --Block 'A' Extension is estimated to cost Rs.13,00,000/- and the cost of the 'B' Block Extension amounts to Rs.62,44,220/-

3. The details of the cost of the estimates, the number of sites proposed to be formed, and the financial implications of both the extensions, as proposed by the Board are noted below under the respective heads -

1. KANKANPALYA EXTENSION---BLOCK 'A'

a) Provision has been made in the detailed estimate of 13 lakhs of Rupees for the marginally noted works in this connection. The total area comprised in this layout is 264 acres and 10 guntas Out of this, the area proposed to be acquired is 198 acres and 20-guntas, the remaining extent of 65 acres and 30 guntas representing private properties already converted for non-agricultural purposes, villge sites, Police Quarters etc , being left out of acquisition.

Work	Cost Rs.
1. Acquisition of lands	2,97,750/-
2. Cost of layout, such as Roads, Drains Etc.,	5,64,000/-
3. Water supply arrangements.	2,01,705/-
4. Underground Drainage	2,36,545/-
Total	13,00,000/-

(b) The revised plans provide for the formation of 838 building sites and 40 shop sites and the dimension of the sites and the rates for their disposal are proposed as follows.-

'A' Building Sites	No of Sites	Dimensions	Rate per Sq yds. Rs.
"	24	100' x 150'	4- 0- 0
"	50	80' x 120'	3- 8- 0
"	342	45' x 90'	3- 0- 0
"	422	40' x 60'	2- 8- 0
'B' Shop sites	40	30' x 60'	To be sold in public auction with a minimum bid of Rs.10/- per sq. yard.

(c) For the lands reserved for Government Department for the construction of Public buildings, play grounds, parks etc., the proposal is to charge a uniform rate of Rs 3/- per square yard in both the Blocks 'A' and 'B' of the Extension. According to the above proposals, it is estimated that the total realisation from this scheme could be Rs.14,21,102/- as against the estimated cost of Rs.13,00,000/- resulting a net profit of Rs 1,21,102/-

2 KANKANPALYA EXTENSION--BLOCK 'B'

(a) The details of the scheme which is estimated to cost Rs.62,44,220/- are noted below.-

Works	Cost Rs.
1. Acquisition of properties ...	15,96,825/-
2. Cost of layouts, roads, drains, and etc.,	26,00,000/-
3. Water supply	~~10,89,895/-~~ 10,83,895
4. Underground drainage	9,63,500/-
Total	62,44,220/-

(b) The lay-out comprises an area of 1,290 acres and 28 guntas of land out of which 1,064 acres and 22 guntas are proposed to be acquired for the extension proper, the remaining area to the extent of 226 acres and one gunta, being left out of acquisition, as it represents the land already converted for non-agricultural purposes, village sites, burial grounds etc.,

(C) The revised plan provides for 4,642 building sites and 234 shop sites. The dimensions of the sites and the rates for their disposal are proposed as follows.-

No. of Sites	Dimensions	Rate per Sq. yard Rs.
326	100' x 150'	Rs. 4/-
610	80' x 120'	Rs 3/8/0
888	45' x 90'	Rs. 3/0/0
868	40' x 60'	Rs 2/8/0
1,950	30' x 50'	Rs 2/-
'B' SHOP SITES		
234	30' x 60'	To be disposed of in public auction with a minimum bid of Rs 10/- per square yard.

(d) It is estimated that the total realisation, as per the above proposals, would be Rs.81,48,296/- resulting in a net profit of Rs 19,04,076/-

Government are convinced of the urgency of the problem and are pleased to accord administrative sanction to the formation of the Kankanpalya Extension --A and B blocks subject to the following directions -

(1) Detailed estimates should be got prepared for the various items, such as (a) formation of roads, drains, etc., (b) water supply and (c) underground drainage referred to in the general schems and sanction obtained separately for each.

(2) The Chairman will submit separate proposals for the approval of Government, regarding the rates at which the sites should be sold, the manner in which the plots should be disposed of, either by lot or otherwise, the question of erection of building by build-

ing--Corporations or otherwise and the procedure to be followed for allocation of sites, condition of sale and other allied matters, after the layout are completed.

5. The expenditure necessary during the year on this account will be met out of the provision of Rs.10/- lakhs made under 'Advances for the formation of Extensions' in the State Budget for the year 1947-48.

6. The Chairman is requested to proceed with the scheme as expeditionsly as possible.

(SD) G Ramachandra Rao

For Secretary to Government,
~~General~~ Revenue Department.

To

The Chairman, City Improvement Trust Board, Bangalore (with records)
" Auditor, Public Works Department.
" Chief Engineer, Roads and Buildings in Mysore, Bangalore.
" Chief Engineer for Irrigation in Mysore, Bangalore.
" Deputy Commissioner, Bangalore District.
" Municipal Commissioner, City Municipality, Bangalore.
" Government Architect in Mysore, Bangalore.

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G R S App F VI—G 2]

SUBJECT

10 copies

Diary No of letter replied to

General and Revenue Secretariat

( )

the 194

Date of issue 17 1 48 194

Signed by

May this be—

(i) printed?

(ii) treated as a Standing Order?

(iii) published in the Gazette English Part?

(iv) translated?

(v) placed at the disposal of the Press?

(vi) published in the Gazette Kannada Part?

Section

File No 139-46

Serial No 13

Proceedings of the Government of His Highness the Maharaja of Mysore

G.O. No 4090-7/ml 154-44-5 & 24-11-45 entrusting to the executive engineer

Read—

2) correspondence ending with letters nos 50 & 7/8/47 from the Chairman C.D.B. Bangalore and 51 & 7-8-47 forwarding for sanction, two estimates - one for Rs 13,00,000 and the other for Rs 62,44,220/- for the formation of Kamkampalya extension Block 'A' and Kamkampalya extension - Block 'B', respectively, in B.E.

~~Order thereon No~~

3) ~~order no 2 of~~

order no 12632-8/ 17/1/48

1 In pursuance of the G.O. read above, the chairman

2) the official notes no 319 of 28/3/47 and no 333 of 5/4/47 of the chief engineer for R&B on the schemes for the formation of the above two layouts

Trust owned bungalow, among other things, with the work of forming residential extensions in B.E. for relieving the acute situation caused by the scarcity of dwelling houses in Bangalore

1 T [illegible], Bangalore, submitted on March 47 two estimates one for Rs 6,23,690 and the other for Rs 47,65,014/- for the formation of two residential extensions called "The Kankanpalya Extension" - Blocks A & B, respectively. After the chief Engineer for R&B furnished his remarks on the schemes, it was considered desirable ~~to prepare~~ to prepare revised layouts in this respect in order to provide for all the necessary amenities of a modern extension. The chairman was accordingly requested to submit revised plans and estimates for the formation of the above two extensions.

2 He has ~~accordingly~~ now submitted revised plans ~~and~~ with estimates on the behalf. According to the revised estimates, the Kankanpalya Block 'A' extension is estimated to cost Rs 13,00,000 and the cost of the ~~Block~~ Block 'B' extension amounts to Rs 62,44,220.0 ~~as detailed below~~ -

List of Enclosures

Copied by

Examined by

~~1 Kankanpalya Extension Block A~~

3 The details of the cost of the estimates, the number of sites proposed to be formed, and ~~other~~ the financial

2) implementing ~~matters~~ of both the extensions, as proposed by the Board are noted below under the respective heads:-

(1) Kanakanpalya Extension

Block A

		cost- Rs
1 Equalisation lands	—	2,97,750
2 cost of layout such as roads, drains etc	—	5,64,000
3 water supply arrangement	—	2,01,705
4 underground drainage	—	2,36,545
Total		13,00,000

~~The details of the provision made~~

a) Provision ~~has been~~ has been made in the detailed estimate of 13 lakhs of rupees for the marginally noted works in this connection

The Total area comprised in this layout is ~~246~~ 264 acres and 10 gunthas out of this, the area proposed to be acquired was 198 acres and 20 gunthas, the remaining extent of 65 acres and 30 gunthas representing private properties already earmarked for non-agricultural purposes, village sites, police quarters etc., being left out of acquisition

b) The revised plans provide for the formation of 838 building sites, and 40 shop sites and the dimension of the sites and the rates for their disposal are proposed as follows, ——

P T O

~~A Bmt~~

A Building sites	No of sites	Dimensions	Rate per sq yd Rs
	24	100'x150'	4-0-0
	50	80'x120'	3-8-0
	342	45'x90'	3-0-0
	422	40'x60'	2-8-0
B shop sites	40	30'x60'	To be sold in public auction with a minimum bid of Rs 10/- per sq yd

c) For the lands reserved for govt depts for the construction of public buildings, play grounds, markets, the proposal is to charge a uniform rate of Rs 3/- per sq yd in both the ~~extension~~ blocks 'A' and 'B' of the extension

As per the above proposals, it is estimated that the total realisation from this scheme would be Rs 14,21,102/- as against the estimated cost of Rs 13,00,000/- resulting in a net profit of Rs 1,21,102

(2) Ram Kanhaiya Extension Block B.

a) The details of the scheme

which is estimated to cost Rs 62,44,220 are noted below -

	Work	cost Rs
1	Acquisition of properties	15,96,825 /
2	cost of layout, roads drains etc.	26,00,000 /
3	water supply	10,83,895 /
4	underground drainage	9,63,500 /
		62,44,220 /

b) The ~~revised~~ layout comprises an area of 1290 acres and 23 guntas of land out of which 1064 acres and 22 guntas are proposed to be acquired for the extension project, the remaining area to the extent of 226 acres and 1 gunta being left out of acquisition as it represents the lands already converted for non-agricultural purposes, village sites, burial grounds etc

c) The revised plan provides for 4642 building sites and 234 shop sites The dimensions of the

sites and the rates for their disposal as proposed as follows. –

A Building sites

No of sites	Dimensions	Rate Rs
326	100' x 150'	4/- per sq yd
610	80' x 120'	3-8-0 "
888	45' x 90'	3-0-0 "
~~1868~~ 868	40' x 60'	2-8-0 "
1950	30' x 50'	2-0-0 "
4642		

B shop sites

234 — 30' x 60' — To be disposed of in public auction with a minimum ~~of~~ bid of Rs 10/- per sq yd

~~We have considered both the schemes in detail and are pleased to accord administrative sanction to both,~~

d) It is estimated that the total realisation, as per the above proposal, would be

Rs 81, 48, 296/- resulting in a net profit of Rs 19, 04, 076/-

4) ~~#~~ govt are convinced of the urgency of the problem and are pleased to accord administrative ~~sanction to both the schemes~~ to the formation of the Vanathavillu Kokuvil and B Block, sanction ~~scheme~~ subject to the following direction -

1) Detailed estimates should be got prepared for the various items such as (a) formation of roads, drains etc, (b) water supply and (c) underground drainage referred to in the general schemes and some tenders obtained separately ~~pending sanction~~ for each, ~~there to, the chairman are requested to proceed with the work~~

2) The chairman will submit separate ~~detailed~~ proposals for the approval of govt regarding the rates at which the sites ~~lands~~ should be sold, the manner in which the plots should be

disposed of, either by lot or otherwise, and the question of erecting of buildings by building corporations or otherwise, and the procedure to be followed for allocation of sites, conditions of sale and other allied matters, after the layouts are completed

5. The expenditure necessary during the year on this account will be met out of the provision of Rs 10 lakhs made under "Advances for the formation of extensions" in the state budget for the year 47-48

6 The chairman is requested to proceed with the scheme being taken up

~~it pushed through~~ as expeditiously as possible. ~~worse to be left over the present a acute situation of housing problem in Bangalore~~

12/1/48

from Rev Secy

To,

The chairman, C & T Board, with records, Bangalore ~~with records~~

✓ The Auditor, P W D

✓ The chief Engineer for R&B

✓ The chief Engineer from

✓ The D C Bangalore Dist.

✓ The M C commr, Bangalore

✓ The govt Architect

Pr
9-1-48

15

LIST OF PROPERTIES PROPOSED TO BE ACQUIRED FOR FORMING LALBAGH EXTENSION - Block 'A' - SIDDAPUR VILLAGE.

Sl No.	Name of Khatedar & Anubhavadar	S No & Sub No	Kind	Entire extent Ac G.	Extent required Ac G.	Assessment Rs A	Boundaries East.	West	North	South
1	2	3	4	5	6	7	8	9	10	11
	Losers									
xxxx	Government Kharab	31	--	0 31	0 31	-- --	30/4	Upparahalli Boundary	32/3	Byarasandra boundary.
239	Ramaiah bin Bhoothanna & B.G Byrappa	32-1	Dry	2 20	2 20	3 1	33/1	do	Upparahalli Boundary	32/2
240	Tirunarayana Iyengar & K Venkata Rao	32-2/x	do	0 38	0 38	1 8	30/2	do	32/1	32/3
241	Lingiah bin Chinnagurappa	32-2/a	do	0 2 1/8	0 2 1/8	0 1	32/2b	do	32/2x	32/2g
242	P Subbaiah Raju	32-2/b	do	0 4¼	0 4¼	0 2	32/2c	32/2a	do	32/2f
243	Rama Murthy	32-2/c	do	0 6¼	0 6¼	0 4	32/2	32/2b	do	32/2e etc
244	Kalanki Gurappa Setty	32-2/d	do	0 4 1/8	0 4 1/8	0 2	32/2	32/2e	32/2c	32/2m
245	Kondanarayana Setty	32-2/e	do	0 2 1/8	0 2 1/8	0 1	32/2d	32/2f	32/2b etc	32/1
246	Srinivasa Setty bin Govindaiah Setty	32-2/f	do	0 4¼	0 4¼	0 2	32/2 e	32/2g	32/2a	32/h
247	Rama Murthy	32-2/g	do	0 4 1/8	0 4 1/8	0 2	32/2f	Upparahalli boundary.	32/2a	32/h
248	Hanumantha Rao	32-2/h	do	0 2 1/8	0 2 1/8	0 1	32/2	32/2i	do	32/2g
249	Tiruvenkata Char	32-2/i	do	0 2 1/8	0 2 1/8	0 1	32/2-g	32/2h	do	do
250.	B V. Ratnam Setty, B V. Rataiah	32-2/j	do	0 2 1/8	0 2 1/8	0 1	32/2i	32/2j	32/2f	32/2p

252.	Ashathanagaraja Rao	32-2/L	do	0 4¼	0 4¼	0 2	32/2m	32/2k	32/2f	32/2p	
253	Bheema Char	32-2/m	do	0 3	0 3	0 2	30/2	32/2L	32/2b	32/2n	
254.	T Tangavelu Pillai	32-2/n	do	0 5¼	0 5¼	0 4	do	32/2o	32/2L	32/2w	
255	G Nagaratnam Pillai	32-2/o	do	0 2¼	0 2¼	0 1	32/2n	32/2p	32/2j	32/2v	
256	Kuppaswami Pillai	32-2/p	do	0 4¾	0 4¾	0 2	32/2-o	32/2q	32/2h	32/2r	
257	Janakiram	32-2/q	do	0 4¾	0 4¾	0 2	2/2p	~~32/2~~ Upparahalli Boundy	32/2h	32/2	
258	David Vedaratnam	32-2/r	do	0 2 1/8	0 2 1/8	0 1	32/2-3	do	32/2q	Upparahalli Boundary.	
259	M S Narayana Rao, Nanjundappa (An)	32-2/s	do	0 2 1/8	021/8	0 1	32/2w	32/2r	32/2p	do	
260	Nanjamma	32-2/t	do	0 2 1/8	0 2 1/8	0 1	do	32/2t	do	do	
261	H C Ramasamy	32-2/u	do	0 4¼	0 4¼	0 2	32/2v	do	do	do	
262	H Bhima Char	32-2/v	do	0 2 1/8	0 2 1/8	0 1	32/2h	32/2r	32/2o	do	
263	S Rama Rao,	32-2/w	do	0 4¼	0 4¼	0 2	30/2	32/2v	32/2n	do	
264.	Ramaiah bin Bhootanna	32-3	do	0 26 0 11K	0 15	0 7	30/3	Upparahalli boundary	32/2	31	
					5 34	7 7					
5	Kariyappa bin Chikkathimmaiah Yellamma (An)	33-1	do	3 0 0 3	~~2 3~~ 2 37	4 4	33/2	do	33/3	44	
6	Chikka Narasamma, ~~xxx~~ Muninanjappa (An)	33-2	do	2 33	2 33	4 2	34/1	33/1	44	33/3	
7	V Venkata Rao and Narasimha Iyengar	33-3	do	1 32	1 32	2 10	34/1-30/1	22/1	33/2	30/1	
					7 22	11 0					

Kempanna -do-	10-3	Wet	0 21 1K	0 17	0 10	do	do	10/4	27	
				4 18	13 0	-				
[illegible]iah, Thimmarayappa (An) Venkatappa.	27-1	Garden	1 32 1K	1 31	8 15	27/3	28/4	9	25	
26. Chikkanna bin Kamanna	27-2	do	1 5 2K	1 3	4 7	10/5, 26	27/1	9	27/1	
				2 34	13 6	-				
28. Venkatappa bin Timmanna	27-3	do	0 30 1K	0 29	4 7	25, 26	27/3	27/2	27/1	
				3 23	17 13	-				
28. Thimmarayappa bin Chikkanna	28-1	Dry	0 31 7K	0 27	0 15	9	37/1	38	28/2	
28. Kempanna bin Chikkanna	28-2	do	0 26 4K	0 22	0 13	9	37/1	18/1	28/3	
28. Veerappa bin Ranganappa	28-3	do	0 27 2K	0 25	0 15	9	36/2	28/2	28/4	
28. Govindappa bin Gopalappa	28-4	Garden & Dry	3 13 11K	3 2	5 4	27/1	36/2	28/3	28/5	
28. Munjamma w/o Hariappa Lakmaiah (An)	28-5	do	2 12 10K	2 2	3 5	25	28/6	28/4	28/7	
28. Dodda Huniyellapa bin Laksnmaiah	28-6	Dry	0 17 3K	0 14	0 9	28/5	34/1	36/2	34/2	
28. Huni Huchappa bin Sanjeevappa	28-7	do	2 33 3K	2 30	4 3	25	34/2	28/5	29/1	
				9 39	16 0					

1	2	3	4	5	6	7	8	9	10	11
268	Messrs Ranganna bin Laranna T,C Krishnaian (An)	34-1	Dry	3 35 3K	3 32	6 0	23/6	33/1	35	34/2
269	S Venkatappa bin Muniyappa	34-2	Dry	3 16	3 16	5 6	34/3	33/3	34/1	34/3
270	-do-	34-3	do	2-17 4K	2 13	3 10	23/7	34/2	do	36/1
					9 21	15 0				
271	Venkatappa bin Muniappa	7	Wet	1 30 13K	0 35	2 10	9	5/2,61	9	8
272	Shanbhog Hanumantharayappa, bin Achappa	8	Garden	1 8 0 13K	0 35	4 8	10/1	5/5	8	9
273	Yellarma	6	et	0 21	0 21	1 8	7	5	5/4	5/2
274	Someswaradevaru	9	do	5 13 5K	5 8	(25 0)	10	28	8	27
275	Shanbhog Hanumantharayappa Thimmaiah bin Hanumantappa, Muniyamma (An)	10-1	Wet& Garden	0 33 2K	0 31	1 9	12/1	8	15	10/2
276	Munivenkappa bin Bhadrappa	10-2	do	0 39 1K	0 38	3 6	10/1	9	10/1	10/4
277	Shanbhog Hanumantharayappa, Puttanna bin Kempanna	10-3	do	1 14 1K	0 13	3 6	12/3	10/4 10/5	10/2	23
278	-do- Doddakka w/o Thimmarayappa, Narasimhaiah and Ranappa (Ans)	10-4	do	1 0 1K	0 39	4 1	10/3	9	10/2	10/5
279	-do- Puttanna bin Kempanna	10-5	Wet	0 21 4K	0 17	0 10	do	do	10/4	27

1	2	3	4	5	6	7	8	9	10	11
	Messrs									
290	Thimmaiah bin Hanumanthappa D,N Krishna Murthy Rao (An)	29-1	Dry	3 6 5K	3 1	3 15	29/5	30/1	28/7	29/3
291	B Ramaiah bin Pattlappa Boraima (An)	29-2	do	2 0	2 0	2 10	Byrasandra Boundary	30/3	29/3, 29/4	Byrasandra Bdy
292	Venkatappa bin Muni venkatappa Krishna murthy Rao (An)	29-3	do	1 0 3K	0 37	1 3	29/4	29/1	29/5	29/2
293	D N.Krishna Murthy	29-4	do	1 18 1K	1 17	1 14	Byrasandra boundary.	29/3	29/5	29/2
294	Papaiah bin Muniyappa D N Krishna Murthy Rao (An)	29-5	do	1 34	1 34	2 6	24	29/1	25	29/5, 29/6
					9 9	12 0				
295	Munihuchappa, Manjundappa Muninanjappa and Venkata Rao (Ans)	30-1	do	7 39 16K	7 23	10 8	29/1	33/3	34/3	30/2
296.	Muninanjappa bin Munimuttaiah C K Raghavendra Rao-(An) bin Krishna Rao	30-2	do	1 36 4K	1 32	2 8	do	32/2	30/1	30/3
297	Muninanjappa bin Muninanjappa C K Raghavendra Rao bin Krishna Rao	30-3	do	1 38 3K	1 35	2 10	do	32/3	30/2	30/4
298	B Ramaiah bin Patlappa	30-4	do	1 9 9K	1 0	1 6	29/2	32/3	30/3	Byrasandra
					12 10	17 0				

		30-3	do	1 38 3K	1 35	2 10	do	32/3	30/2	30/4	
298	B Ramaiah bin Patlappa	30-4	do	1 9 9K	1 0	1 6	29/2	32/3	30/3	Byrasandra Bdy.	
					12	17 8					
299	Panakappa bin Chikkathimmaiah Naganna and Rajambai (An)	43-2	do	4 0 3K	3 23	4 8	42	45	43/1	43/2	
300	Shanbhog Hanumantharayappa	43-3	do	0 18	0 18	0 11	34/1	44	43/4	34/1	
301	do	43/4	do	1 21	1 21	2 3	35/1	44, 43/2	41	43/3	
					5 22	7 6					
302	Anjaneya Devaru	44	do	3 19 2K	3 17	5 0	43/2	Uppaichalli Boundry	45, 43/2	43/2	
303	Land acquired for Sanitorim	22	do	0 26	0 26	0 12	Byrasandra boundary	23/7	23/2	Byrasandra boundry.	
304	-do-	23/1	do	2 13	2 13	3 3	23/2	23/etc	20	22	
	-do-	23/2	do	2 30 4K	2 26	3 11	21	23/1	do	do	
	-do-	23/3	do	1 26 4K	1 22	4 2	23/1	25/3	10/5	23/6	
	-do-	23/4	do	1 8 2K	1 6	1 9	23/5	25/1	10/5	23/2	
	-do-	23/5	do	1 36	1 36	2 10	23/1	25/4	23/4	23/3	
	-do-	23/6	do	1 24 4K	1 20	2 1	Byrasandra boundry	25/4	23/3	23/7	
	-do-	23/7	do	1 10	1 10	1 12	do	do	23/6	Byrasandra boundry	
					12 13	17 0					
305	-do-	24	do	4 18 18K	4 0	3 0	do	29/4	25/4	do	
	-do-	25/1	do	0 39 1K	0 38	1 4	23/4	26	27/2	25/2	

1	2	3	4	5	6	7	8	9	10	
	Messrs									
	Land acquired for Sanitorium	25/2	Dry	0 13 1K	0 12	1 6	23/5	25/3	25/1	25/4
	-do-	25/3	dy	0 20	0 20	0 11	25/2	25/4	26	25/4
	-do-	25/4	do	6 26 21K	6 25	8 11	23/6	28/7	25/2, 3	24
					8 15	11 0				
306	Munivenkatappa bin Bhadrappa	26	Garden	0 27 1K	0 26	2 0	25/1	27/3	27/2	25/3
307	Thimmaiah bin Hanumanthappa Muniyamma (An)	11	Dry	0 25 10K	0 15	0 8	12/1	8	9	10/1
308	Gowdappa bin Menchappa M N Lakshmana Rao, etc (An)	35/1	Dry	3 35 1K	3 34	5 0	35/2	43/3	40	34/1
309	Annannamma & Puttalakhamma	35/2-a	do	0 21	0 21	0 12	36/1	35/2	40	35/2
310	Ramasamappa	35/2b	do	1 16 4	1 12	1 12				
311	D Krishna Murthy	35/2c	do	0 2	0 2	0 1				
312	C Krishna Sastry bin Rama Bhatta	35/2d	do	0 2	0 2	0 1				
313	B C Ramakrishnappa	35/2e	do	0 4	0 4	0 2				
314	P S Anandamma	35/2f	do	0 2	0 2	0 1				
315	V Narayana swamy	35/2g	do	0 2	0 2	0 1				
316	M Puttaiah	35/2h	do	0 2	0 2	0 1				
317	Mudaria	35/2i	do	0 2	0 2	0 1				
318	D Venugopal	35/2j	do	0 2	0 2	0 1				
319	A Krishnamachar	35/2k	do	0 2	0 2	0 1				
320	K. Gopal	35/2l	do	0 2	0 2	0 1				
321	V Venkataramaih.	35/2m	do	0 2	0 2	0 1				

The Exact boundaries could not be noted as the pho dars were not available and complete demarcatio not existing at the ap

313 B S Nanjappa	35/2d	do	0	4	0	1	0	2				
314 S Anantaiah	35/2f	do	0	2	0	2	0	1				
315 V Narayana swamy	35/2g	do	0	2	0	2	0	1				
316 L Puttaiah	35/2h	do	0	2	0	2	0	1				
317 Nudanna	35/2i	do	0	2	0	2	0	1				
318 D Venugopal	35/2j	do	0	2	0	2	0	1				
319 A Krishnamachar	35/2k	do	0	2	0	2	0	1				
320 K Gopal	35/2L	do	0	2	0	2	0	1				
321 V Venkataramaih	35/2m	do	0	6	0	6	0	4				
322 C V Narasimhaiah	35/2n	do	0	4	0	4	0	2				
323 B Narayana Murthy	35/2o	do	0	2	0	2	0	1				
324 Ramachandrappa	35/2p	do	0	2	0	2	0	1				
325 Munivenkatappa	35/2q	do	0	2	0	2	0	1				
326 V Narayanaswamappa	35/2r	do	0	4	0	4	0	2				
327 Yadugeriamma d/o M V Sampath-Iyengar	35/2s	do	0	10	0	10	0	4				
328 Anjeni Rao	35/2t	do	0	4	0	4	0	4				
329 H Venkatappa	35/2u	do	0	4	0	4	0	2				
330 Doddaramiah	35/2v	do	0	2	0	2	0	1				
331 A Krishnama Char	35/2w	do	0	2	0	2	0	1				
~~331x~~					7	11	9	10				
332 Someswara Temple	37	Garden	0	28 2K	0	26	4	0	28/1	--	--	--
333 Government Well	38	-	1	10K	1	19	--		5/5	39	2-3	28/1
334 Someswara Temple	39	Garden	0	32 2K	0	30	4	8	38	40	Grama Thana	37
335 Thoti and Nowkari Inam.	40	Dry	4	17 6K	4	11	6	0	Grama Thana.	42	41	35/1, 35/2
336 B S Puttaiah, B P Surendra(an)	45	do	7	27 17K	3	35	5	0	43/2-3	Uppārahalli Boundry	47	44

The Exact boundaries could not be noted as the phal-dars were not available, and complete demarcations not existing at the spot.

(Sd) C Narasimha Murthy
For Amildar
Bangalore North Tq

"COPY"

C.N. Narayanappa
FOR CHAIRMAN.

YBR/6

(2)	(3)	(4)	(5)		(6)		(7)		(8)	(9)	(10)	(11)
			Ac	G	Ac.	G	R.	A				
134. D.R Adinarayanappa .	12-1/a	Dry	0	3	0	3	0	1	13	20	12/1b.	14
135. Sharibulingappa .	12-1/b.	"	0	3	0	3	0	1	Do	Do	12/1c	12/1a
136. C R Vasudeva Sastry . .	12-1/c.	"	0	4	0	4	0	2	Do	Do	12/1D.	12/1b.
137. C Suryanarayana Sastry	12-1/d.	"	0	10	0	10	0	4	Do	Do	12/1e.	12/1 c.
138. Sripada Rao, An. Muniswamappa.	12-1/e	"	0	5	0	5	0	2	Do.	Do.	12/1 f.	12/1 d.
139. G Venkatanarasimhachar An Muninanjanna ..	12-1/f.	"	0	4	0	4	0	2	Do	Do	12/1 g.	12/1 e.
140. B S Lakshmanarayaniah ..	12-1/g	" Bagayet	1	34 6 K.	1	28	2	12	Do.	Do.	12/1 h	12/1 f
141 S Rajagopal,	12-1/h	Dry	0	4	0	4	0	2	12/1 J	21	12/1 i	12/1 g.
142 B.K Sundararam .	12-1/i	Dry	0	29 1 K	0	28	0	12	12/1 J.	21	10, 11	12/1 h.
143 D.N. Narayana Pandit, An Laksharma .	6-2	Dry Bagayet	2 0 0	7 2 4 K.	2	3	3	2	Siddapur boundary	9	7	12
144 Subbaraya Mudaliar, bin Padle Mudaliar .	6-1	Bagayet	0	15 1 K	0	14	1	11				
145 Venkatamma, d/o Hanumanthappa	6-3	Dry	0	1	0	1	0	1				
146. Dodda Arasappa Chikka Arasappa	6-4	Do	0	1	0	1	0	1	Do.	Do.	Do	Do.
147 Munirangappa, bin Lakshmiah .	6-5	Do	0	2	0	2	0	1				
148. Muniswami, bin Perianna ..	5	Bagayet	0	29	0	28	4	2	6	7	4	7
149. Subbaraya Mudaliar bin .	7-3	Do.	0	20	0	20	3	8	6	9	9	12
150 D N. Narayana Pandit, An.												

151. Muniswamappa bin Chikkanna, An Govinda Rao.	7-5/G	Do.	0	2		0	2	0	1	Do.	Do	Do	Do.
152 Gadi Arasappa, An Kondappa and B Gurrappa	7-5/A.	Do.	0	6 1 K		0	15	0	2	Grartana	7/5F	7/5B	6
153. Chikkamunisamappa bin Nanjappa, An. P. Panchasharappa	7-5/B	Do	0	2		0	2	0	1	Do.	Do.	7/5-e	7-5/a.
154 Ramakka wife of Venkataramanappa, An. Tharabayamma	7-5/C	Do.	0	3 1 K		0	2	0	1	Do.	Do.	7/5-d	7-5/b.
155. Acharma, w/o Byrappa	7-5/d.	Do.	0	3		0	3	0	2	Do.			
156 Rajamma, w/o Krishnappa An Ramakka.	7-5/e.	Do	0	2 1 K.		0	1	0	1	Do	Do.	Do	Do.
157. Muniswamappa, bin Chikkanna An S.D Govinda Rao.	7-5/f.	Do.	0	30		0	30	1	0				
158. Narasaraju bin Con Raju An Krishnaji Rao, Bhyroji Rao & Muniswamappa.	8	Do.	0	15 3 K.		0	12	0	4	7	2	7	9
159 Devappa bin Chikthimmiah	9-1/B.	Do.	0	23 3 K.		0	20	0	12	8	21	2	10
160. T C Krishniah	9-1/A.	Do.	0	2 1 K.		0	1	0	1				
161. Govindappa, Kanakappa, Iyyappa	9-2/G.	Do	0	6	0 2 K	0	4	0	2				
162 Kote Muniappa	9-2/A.	Do	0	10	0 1 K	0	9	0	4	Do.	Do	Do.	Do.
163. Sivananda Pillai	9-b	Do	0	7		0	7	0	4				
164. Muninanjappa, An. K N Bhattachar, Gundamma, Venkamma Bai, G Muniswami Reddi, Hullurappa, Syed Mustapha.	10-1	Bagayet	0	33	0 3 K.	0	30	5	6	7	11	12	9
165. Papamma, w/o Siddaramanna, An Ramaswamiah Jothilingaswami	10-2		0	28	0 2K	0	26	4	10	Do	Do	Do	Do.

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
	Owners.									
166	J P Das	16-1	Dry	0 7	0--7	0 4	16/3	16/5 a-	15	16/a - 2
167	B.L Viswanatha Rao	16-2/B	"	0 10	0 10	0 4	do	16/a-48	16/a-3	16/a-4
168.	T C Krishnaiah B L Viswanatha Rao and M.L.Nanjunda Sastry (An)	16-2/a	Garden	0- 2	0 2	0 2	16/3	16/a-6	16/a-3	16/a-1
169	Teekum Das - Fulchand (An)	16-2/a-1	Dry	0 4	0 4	0 2	do	16/a-5	16-a-2	15
170	Dharmadevu - Vidya Vachas-pathi (An)	16-2/a-2	"	0 4	0 4	0 2	do	do	do	do
171	Ujardas Bhajandas	16-2/a-3	"	0 4	0 4	0 2	do	do	do	do
172.	P.C Krishnaiah	16-2/a-4	"	0 1	0 1	0 1	do	do	do	do
173	Venkataswamappa	16-2/a-5	"	0 2 0. 1K	0 1	0 1	16/a-1	16/a-12	15	16/a-o
174	Chowda pa	16-2/a-6	"	0 2	0 2	0 1	16/a-48	47	16/a-5	16/a-7
175	Hariyappa	16-2/a-7	"	0 2	0 2	0 1	do	do	n16/a-6	16/a-8
176	Shamanna Naidu	16-2/a-8	"	0 2	0 2	0 1	do	do	16/a-7	16/a-9
177	B D Viswanatha Rao	16-2/a-9	"	0 2	0 2	0 1	do	do	16/a -8	16/a-10
178	Yashodamma a Savitramma	16-2/a-10	"	0 2	0 2	0 1	do	do	16/a-9	16/a-11
179	B. Ramas amappa	16-2/a-11	"	0 4	0 4	0 2	do	do	16/a-10	16/a-17
180	Venkatashamappa	16-2/a-12	"	0 2 0 1K	0 1	0 1	16/a-47	16/a-46	15	16/a-13
181	B Venkatappa	16-2/a-13	"	) 2	0 2	0 1	do	do	16/a-12	16/a-14
182	Srinivasachar-Shama Char Punsamappa	16-2/a-14	"	0 2	0 2	0 1	do	do	16/a-13	16/a-15

184	L Gowdappa - K Sundaramba (An)	16-2/a-16	Dry Garden	0 3 0 1	0 3 0 1	0 2	do	do		16/a-15	16/a-17
185	C P Doraraju	16-2/a-17	Dry Garden	0 1 0 2	0 1 0 1	0 2	do	do		16/a-16	~~16/a-~~17
186	T C Krishnaiah	16-2/a-18	Dry	0 1	0 1	0 1	do	do		16/a-17	do
187	B T H Sanjeevappa	16-2/a-19	Garden	0 4 0 1K	0 3K	0 4	16/a-46	16/a-25		15	16/a-20
188	Srinivasa Chetty	16-2/a-20	do	0 2	0 2	0 2	16/a-26	16/a-46		16/a-25	16/a-27
189	Panadi Ramachandra Chetty	16-2/a-21	do	0 2	0 2	0 2	do	do		16/a-20	16/a-22
190	Dodda Rangappa & Chinnanna	16-2/a-22	do	0 4	0 4	0 4	do	do		16/a-21	16/a-23
191	A T Acharya	16-2/a-23	do	0 2	0 2	0 2	do	do		16/a-22	16/a-24
192	Byra Setty	16-2/a-24	do	0 2	0 2	0 2n	do	do		16/a-23	16/a-23
193	Gunja Setty	16-2/a-25	do	0 2	0 2	0 2	do	do		16/a-15	16/a-26
194	Venkatasubba Setty	16-2/a-26	do	0 7	0 7	0 8	do	do		16/a-25n	16/a-27
195	Subbaraya Setty	16-2/a-27	do	0 4	0 4	0 4	do	do		16/a-26	16/a-26
196	P Govindaraja Setty	16-2/a-28	do	0 3	0 3	0 2	do	do		16/a-27	16/a-27
197	Venkatanarayana Setty	16-2/a-29	do	0 4 0 1K	0 3K	0 2	do	do		16/a-45	16/a-30
198	D R Sanjeeva Setty	16 2/a-30	do	0 4	0 4	0 4	do	do		16/a-29	16/a-31
199	R R Chinnaiah Setty	16-2/a-31	do	0 2	0 2	0 2	do	do		16/a-30	16/a-32
200	Venkataramaiah	16-2/a-32	do	0 2	0 2	0 2	do	do		16/a-32	16/a-34
201.	P.R Venkatachala Setty	16-2/a-33	do	0 2	0 2	0 2	do	do		do	do

215	Ramappa bin Muniyappa Munisamappa	15-2/b	do	0 25	0 25	1 8	16	-	15/1a	15/2a	15/3
216	K. S Satyanarayana Setty - H. V Srinivasa Setty and others	15-2/a	do	2 5	2 5	4 0	16	-	15/1c	15/2	15/2b
217	Arcnak Bandaiah Venkataramanaiah, T C.Krishnaiah and others	15-3	do	3 14 0 2K	3 12	4 15	Siddapur Boundary	-	15/2	16	15/4
218	B G Byrappa, - do-	15-4/s	do	1 26 0 3K	1-23	3 8	do	-	do	do	do
219.	B G Nanjurda Rao - do-	15-4/a	do	0 1	0 1	0 1	15/2	-	15/5	15/4b	15/4
220	Gangabayamma - do- (An)	15-4/b	do	0 1	0 1	0 1	do	-	15/4i	15/4c	15/4a
221	~~Satin~~ Gopala Rao	15-4/c	do	0 1	0 1	0 1	do	-	15/4g	15/4d	15/4b
222	Ranganna w/o Nagundappa	15-4/D	do	0 1	0 1	0 1	do	-	do	15/5	15/4c
223	M Huchappa	15-4/E	do	0 6	0 6	0 4	15/4d	-	15/4m	do	15/4f
224	Puttarangappa	15-4/f	do	0 1	0 1	0 1	do	-	do	15/4e	15/4g
225	Gadi Chikkarangappa R Papaiah - son	15-4/g	do	do	do	do	do	-	do	do	do
226	R D. bin Rajhaviah, Venkatachaliah (An)	15-4/h	do	do	do	do	15/4d	-	-do	15/4f	15/4h
227	Srinivapappa	15-4/i	do	do	do	do	15/4a	-	-do	15/4h	15/4k
228	K R Papaiah	15-4/J	do	0 3	0 3	0 2	15/3	-	Siddapur Boundary	15/3	15/4r
229.	Krishna Murthy	15-4/k	do	do	do	do	15/4a		15/4m	15/4i	15/4l
230	Manikyamma - R Shamanna(an)	15-4/l	do	0 1	0 1	0 1	do		do	15/4k	14

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
	M/s									
202	1 Krishnaiah Setty 2 N.Siddappa (An)	16-2/a-34	Garden	0 2	0 2	0 2	16/a-26	16/a-46	16/a-33	16/a-17
203	P, Muniyappa	13-6/p	Dry	0 4	0 4	0 2	15	13/5f	13/6q	14
204	B G Byrappa	13-6/g-1	"	0 19	0 19	0 12	13/6g1	13/5c	13/6r	13/6
205	Thimmappa bin Rangappa	13-6/2-1	do	0 1	0 1	0 1	15	13/6g	13/6g	13/6
206	K Hanumanthappa K P Gajarajan (An)	13-6/1	do	0 7	0 7	0 4	15	13/5g	13/6w	13/6q
207	Arasappa bin Chikka Chowdappa	13-6/s	do	0 12	0 12	0 8	15	13/5g	13/5q	13/6w
208	Thimmaiah bin Muniappa	13-6/t	do	0 14 0 1K	0 13	0 8	15	13/5g	Siddapur gadi	13/6s
209	R G Byrappa	13-6/u	do	0 6	0 6	0 4	do	do	do	do
210	Munis amappa bin Chikkanna	13-7/d	do	0 7	0 7	0 4	13/1g	19	13/2b	13/7a
211	B S Lakshminarayana bin Sanjeeviah	13-7/a	do	0 22	-	0 12	13/1k	19	13/7b	12
					8 5	11 0				
212	Venkatas amappa Talam Subbaraya Setty (An) Chikkamunis amappa Doddamunis amappa H S Seetaaram	15-1	Garden Dry	2 11 0 5	2 16	5 0	15/2b	15/1c	15/1b	15
213	H R Krishna Iyer	15-1/a	Garden	0 8	0 8	0 8	do	do	do	do
214	[illegible] Subbanarana Iyer	15-1/b	do	0 20	0 2[illegible]	0 2	15/2a	15/1c	15/3	15/1b
215	Nagappa bin Muniyappa Muniyamappa	15-2/b	do	0 25	0 25	1 8	16	15/1a	15/2a	15/3

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
	M/s									
231	Narasanna bin Narasanaika	15-4/m	Garden	0 1	0 1	0 1	15/4-k	15/4n	15/4l	15/3
232	Ugrappa bin Hanjundappa	15-4/n	do	do	do	do	do	Siddapur Gadi	17	15/4o
233	Panganna s/o Tirumalagiriappa	15-4/o	do	do	do	do	do	do	15/4p,	15/4n
234	Tirumalagiriappa	15-4/p	do	0 3	0 3	0 2	do	do	15/4s	15/4o
235	Hongappa Hanjundappa	15-4/q	do	0 4	0 4	0 2	do	do	15/4r	15/4q
236	C Krishnappa	15-4/r	do	0 1	0 1	0 1	do	do	15/4j	do
237	1 L Hanjunda Sastry 2 F.C Krishnaiah. 3 B Ramas amappa 4 Parachandraiah	15-5	do	3 1	3 1	6 2	15/4u,etc	21	13	16
238	T V Ra anna	15-6	do	0 26	0 26	1 5	15-4/m,etc	21	13	16
					14 30	27 0				

Sd/- C. Narasimha Murthy,

Tor amilaar,
Bangalore

"COPY"

C.N. Narasimha Murthy

FOR STATE No,
C.T. Tahsildar Bangalore

LIST OF PROPERTIES PROPOSED TO BE ACQUIRED FOR FORMING KANKANPALYA EXTENSION - BLOCK. A

Sl No	Name of Khatedar & Anubhavadar.	S.No. & Sub-No.	Kind.	Entire extent. Ac	G.	Extent required. Ac.	G.	Asst. Rs.	As.	Boundaries East.	West.	North	South
(1)	(2)	(3)	(4)	(5)		(6)		(7)		(8)	(9)	(10)	(11)
	Messrs.												
1	Narayana Rao, Survey Office.	13-4/F.	Dry.	--	2	--	2	0	1	13/5 a	13/4 W	13/4 e	13/4 G.
2	K Narasimha Moorty Gutti Madhavachar (An)	13-4/G	"	--	2	--	2	0	1	13/5 b.	13/4 W	13/4 F	13/4 H.
3	Rajamma, d/o H Venkat Rao, Srinivasa Rao. (An)	13-4/H	"	--	2	--	2	0	1	13/5 d.	13/4 W.	13/4 G.	13/4 I.
4	Srinivasaiya	13-4/I.	"	--	2	--	2	0	1	13/5 d.	13/4 W.	13/4 H.	13/4 G.
5	Narasamma, w/o Padmanabhaa Bhatta	13-4/J.	"	--	2	--	2	0	1	13/5 d	13/4 W	13/4 I	13/4 K.
6	J. Samba Murthy	13-4/K	"	--	2	--	2	0	1	13/5 f.	Do	13/4 J	13/4 L.
7.	M K Sampath Iyengar	13-4/L	"	--	2	--	2	0	1	13/5 f	Do	13/4 K	13/4 M
8	M K Thirunarayana Iyengar.	13-4/M.	"	--	2	--	2	0	1	Do	Do.	13/4 L	13/4 N.
9	Bhagirathamma, w/o Venkat Rao, Gopu Iyer (An.)	13-4/N.	"	--	2	--	2	0	1	Do.	Do	13/4 M	12
10.	Kote Muniappa	13-4/O	"	--	7	--	7	0	4	13/4 n.	13/1 M.	13/1 P	12.
11	Bhagirathamma, w/o Gopalakrishna Naidu	13-4/P.	"	--	½	--	½	0	1	13/4 m.	13/1 L.	13/4 Q	13/4 O.

15	R G Srinivasiah	13-4/T	"	--	½	--	½	0	1				
16	Sanjiva Murthy bin Gopal Rao	13-4/U	"	--	½	--	½	0	1	13/4 q	13/1 q.	13/4 V	13/4 L.
17	Ve Venkatramiah,	13-4/V	"	--	¼	--	¼	0	1	13/4 f.	13/1 f.	13/4 W	13/4 W
18	R P Chandranathiah .	13-4/W	"	--	¼	--	¼	0	1	13/4 e.	13/1 e.	13/4 Y.	12.
19.	M. Krishna Murthy ..	13-4/X	"	--	½	--	½	0	1	13/4 j	13/1 n.	13/4 S.	13/4 R
20	Chikkarangappa, bin Kalappa, Muniappa, Kalappa & Thimmiah (Ans)	13-5/G.	"	--	38 1 K	--	37	1	8	13/6 w etc.	13/4 c. etc	Siddapur boundary	13/5 A
21	D Venkatesachar, Gopala Iyengar, (An)	13-5/A	"	--	3	--	3	-	2	13/5 c	13/4 f.	13/5 Q	13/5 B
22	Seshagiri Rao	13-5/D	"	--	3	--	3	0	1	13/5 e	13/4 Q	13/5 A	13/5 B
~~23.~~	~~K. Venkata Rao, St Vendor~~	~~13-5/G~~	~~"~~	~~--~~	~~1~~	~~--~~	~~1~~	~~0~~	~~1~~	~~13/6 q~~	~~13/5 B~~	~~13/5 Q~~	~~13/5 D~~
24	Do	13-5/D	"	--	12	--	12	0	8	13/6 q.	13/4 H	13/4 B.	13/5 E
25	B C Kalyanasundaram Iyer	13-5/E	"	--	3	--	3	0	2	13/6 q	13/4 J	13/5 D	13/5 F
26	Gopi Bai	13-5/F	"	--	18	--	18	0	12	13/6 q.	13/4 L	13/5 E	12
27	Thimmiah, bin Rangappa .	13-6/A.	"	--	2	--	2	0	1	15	13/5 F	13/6 Q	14.
28.	C Nanjundiah .	13-6/B	"	--	2	--	2	0	1	Do	Do	Do.	Do.
29.	M L. Nanjundiah Sastry, Thimmappiah, (An) .	13-6/C.	"	--	7	--	7	0	4	Do.	Do	Do.	Do.
30.	Nandagiriappa, Nandiswarappa	13-6/D	"	--	5	--	5	0	3	Do.	Do	Do	Do

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
31.	Narayanappa-Nanjundappa, Govindappa (An.)	13-6/E	Dry	4	4	0	2	15	13/5 F.	13/6 Q.	14
32	Bagiramma bin Muniappa	13-6/F	"	2	2	1	Do	Do.	Do	Do.
33	Nagalakshamma bin Maria Nagamma	13-6/G	"	3	3	2	Do.	Do.	Do	Do.
34	Papamma, w/o Sampangappa	13-6/H	"	2	2	1	Do.	Do.	Do.	Do.
35	Chikkamuniamma, d/o ~~Papiah~~ Lepakshiah	13-6/I.	"	2	2	1	Do	Do	Do	Do.
36	Papamma ~~bin~~ alias Savitramma	13-6/J	"	2	2	1	Do	Do	Do	Do.
37	Gangadharasa bin Dhondale Gangadharasa	13-6/K	"	5	5	3	Do	Do.	Do.	Do
38	Do.	13-6/L	"	4	4	2	Do	Do	Do	Do.
38.	Channabasappa Papiah	13-6/M	"	1	1	1	Do.	Do	Do.	Do.
39.	Rangiah Achappa.	13-6/N	"	2	2	1	Do	Do	Do.	Do
40	Tapasi Ramaswamappa	13-6/O	"	3	3	2	Do.	Do.	Do	Do.
41	Doddur Muniswamappa, An S D Govindappa Rao	12-1/J.	Dry Bagayet Kharab	17 27 4	4 1 1	1 2	12	12/1 K.	12/1 I.	10	13
42	Gadi Arasappa, An Muni~~swamappa~~ Rangappa	12-1/K	Dry Bagayet	2 1	0 3	0	2	12/1 M.	12/1 J.	7	12/1 L.
43	Hanumanthappa, s/o Venkataramappa	12-1/L	Dry	3	0 3	0	1	12/2	12/1 J.	12/1 K	13.

	nappa Puttamma d/o Ramesho											Do.	Do
		12-3	"	-	6								
45	Puttamma d/o Nanjundappa, An K Munihushappa	12-4	"	-	3	-	3	0	1	12/5	12/3	Do.	Do
47	Munina gappa.	12-6	Dry Bagayet	- -	3 2	-	5	0	5	Do	Do	Do	Do.
48	Rangappa bin Ranganna	12-5	Dry	-	3	-	3	0	1	Siddapur boundary.	4	Do	Do.
49	A V Lalshmayya, An Venkatamma	12-7	Dry Bagayet	- -	2 2	-	4	0	4	12/6	4	Do	Do
50	Kempayya, An Kesaribayamma	12-8	Dry Bagayet	- -	3 1	-	4	0	3	Do	Do	Do	Do.
51	Thimmiah, An Tharmayya	12-9	Dry.	-	5	-	5	0	3	Do	Do	Do	Do
52	Chikka Kanakappa bin Thimma Naika An Hombalamma	13-1/o	Dry	-	8 1 Kharab	-	7	0	4	13/4n.	13/1m	13/1 W.	12
53	Kote Muniappa	13-1/a	"	-	3	-	3	0	2	13/1w	13/2-1	13/1 O	13/1 B
54	Subbaraya ~~Setty~~ Bhatta	13-1/b	"	-	2	0	2	0	1	13/1W	13/2 C,	13/1 A	13/1 C
55	Bhaskar ~~Setty~~ Sastry bin Vasudeva ~~Setty~~ Sastry	13-1/C	"	-	2	0	2	0	1	Do	13/2 A	13/1 D.	13/1 E
56.	Nagoji Rao bin Durgoji Rao	13-1/D	"	-	2	0	2	0	1	13/1 W	13/2 A	13/1 C.	13/1 E.
57.	R P Chandranathiah	13-1/E	"	-	2	0	2	0	1	Do	13/2 B	13/1 D.	13/1 F.
58	V Venkataramiah	13-1/F	"	-	3	0	3	0	2	Do	13/7 B	13/1 E	13/1 G
59	Sanjiva Murthy bin Gopala Rao	13-1/G	"	-	3	0	3	0	2	Do	Do	13/1 F.	13/1 H.
60	R G Srinivasa Murthy	13-1/H	"	-	2	0	2	0	1	13/1 T	13/7 A.	13/1 G.	13/1 I.
	Narasamma	13-1/I.	"	-	2	0	2	00	1	13/1 S	13/7 A	13/1 H	13/1 N

(1)	(2)	(3)	(4)	(5)		(6)		(7)		(8)	(9)	(10)	(11)
				Ac	G	A	G.	Rs.	As				
98	Venkat Rao & M.K Thirunarayana Iyengar.	17-4	Dry.	2	5 7 K.	1	38	2	8	17/3	17/6	16	19
99	T C Krishniah .	17 -5/N.	"	0	4	0	4	0	2	17/5a	17/5c.	16	17/4
100	Hanumanthappa, Contractor .	17-5/A.	"	0	5	0	2	0	1	17/6	17/5n.	16	17/4
101.	Charles Pitchamuthu ..	17-5/b.	"	0	8 K. 7	0	7	0	4	17/5n	17/5d.	16	17/4
102	Sakuntalamma .	17-5/c.	"	0	3	0	2	0	1	Do	17/5d	Do.	17/5b.
103	T C Krishniah .	17-5/d.	"	0	1 K. 2	0	2	0	1	16	17/4 .	Do.	Do
104	Muniswamappa ..	17-5/e.	"	0	2	0	2	0	1	17/5d	17/5-1.	17/5f.	17/4
105.	A V Krishna Murthi Mudaliar ..	17-5/f	"	0	2	0	2	0	1	Do	Do	17/5g.	17/5e.
106	Ramachandra Rao ..	17-5/g	"	0	4	0	4	0	2	Do	Do.	17/5h	17/5f
107.	Pillappa ..	17-5/h	"	0	2	0	1	0	1	Do	Do	16	17/5fg.
108	T C Krishniah	17-5/i	"	0	1 K 4	0	4	0	2	17/5g etc	17/5j. etc	16	17/4
109.	B T H Sanjeevappa	17-5/j	"	0	4	0	3	0	1	17/5i	17/5L.	16	17/5k.
110	Muni Rao, Silk Merchant .	17-5/K	"	0	1 K 7	0	7	0	4	Do.	Do	17/5j.	17/4
111.	T C Krishniah .	17-5/L	"	0	3	0	3	0	1	17/5k	17/5m	16	17/4
112	Hanumanthappa	17-5/m	"	0	9	0	8	0	4	17/5L.	17/2	16	17/4
113	Govindappa bin Kanakappa, An. F P. Punita, Munin-anjappa, Narasimhiah. .	17-6/a	"	4	1 K 17	4	17	5	8	Siddapur boundary.	17/4	16/3	Byrasandra bourdary.
114	Kyalakonda Madhava Rao	17-6/b	"	0	2	0	2	0	1				
115.	Arbuja Bai, bin Kamala Bai	17-6/c.	"	0	2	0	2	0	1				
116.	Rajalakshamma, d/o Narayana Iyengar .	17-6/d.	"	0	2	0	2	0	1				
117	Seshadri Iyengar	17-6/e.	"	0	2	0	2	0	1				
119.	G. Veliah .	17-6/g.	"			0	2	0	1	Do.	Do.	Do.	Do.
120.	Munisa ..	17-6/h.	"										
121.	P L Gundarasebhariah .	17-6/i.	"	0									
122.	P. Puttahanumma .	17-6/j	"	0									

3 Cumulative

[illegible]	17-6/b		0	[illegible]	0		0	1				
[illegible]	17-6/c	"	0		0	[illegible]	0	1				
[illegible] Iyengar	17-6/d											
[illegible] Iyengar	17-6/e.	"	0	2	0	2	0	1				
			0	2	0	2	0	1	Do.	Do.	Do	Do.
[illegible] Gelaiah	17-6/g.	"	[illegible]	[illegible]	0	2	0	1				
130. [illegible]	17-6/h	"										
121 [illegible] Gundaraseshaiah	17-6/i	"	0	[illegible]	[illegible]		0	2				
122 [illegible] Puttashamanna	17-6/j	"	0	[illegible]	0	2	0	1				
123 Gundappa	17-6/L	"	0	2	0	2	0	1				
Total					12	20	16	0				
124 G B Venkatesalu, an P Sundara	18-2	Bagayet Dry	2 0 0	0 5 4 K	1	21	2	12	17	Road.	19	Byrasandra boundary
125 [illegible] Basappa, An. Puttashamanna .												
126 A Nanjundiah, Subbamma, Sarakki Ramiah, Parthasarathi.	18-3	Bagayet	0	29	0	27	1	2	Do	Do.	Do	Do
~~125x~~ Total .					2	8	3	14				
127. [illegible] J.P. Das	19	Bagayet	1	38	0	35	2	3	15	18	18	20
128 Bangalore City Municipality Health Corp	20	"	5	6	4	6	17	0	14	Road	15	21
129. C [illegible] Narasimhiah, bin Chikkanna an. Kelkar	21	" Dry	2 3 0	28 6 12 K	4	34	10	0	12	Road.	20	22
130 Anjaneya Temple	22	Bagayet	1	21	1	21	2	8	9	Do.	20	21
131 Burial Ground (Govt.) .	14		0	22 K	0	22	--	--	13-15	20	15	12
132. Patel Konraju, bin Subbaraju	11	Dry	0	29	0	29	1	0	10	21	10	12
133 Dorlur Munisamappa	12-1/m	Do	0	2 1 K	0	1	0	1	Gramtana	12/1K	7	12/1 L.

Name of Khatedar & Anubhavadar.	S.No. & Sub No.	Kind	Entire extent Ac.	G.	Extent required. Ac	G.	Asst. Rs.	As.	BOUNDARIES East.	West.	North.	South.
62. Veenakshamma, w/o Venkatesiah. An Srinivasa Murthy.	13-1/J.	Dry.	0	3	0	3	0	1	13/1 R	13/7 A.	13/1 N.	13/1 K.
63. Lakshamma	13-1/K.	"	0	2	0	2	0	1	13/1 P.	13/7 A.	13/1 K.	13/1 M.
64. Bhagiratharma, w/o Gopala-Krishna Naidu.	13-1/L.	"	0	2	0	2	0	1	13/1 P.	13/7 A.	13/1 K.	13/1 M.
65 Kote Munilappa	13-1/ M.	"	0	4	0	4	0	2	13/4 O.	13/7 A	13/1 L.	12
66 M. Krishna Murthy	13-1/N.	"	0	2	0	2	0	1	13/1 X.	13/7 A.	13/1 I.	13/1 J.
67. Kunta Ranganna bin Doddiah	13-2/O.	"	0	4	0	4	0	2	13/4 Y.	Siddapur Boundary		13/1 A.
68 Syed Mahaboob Sab, An. Syed Mahaboob Sab & Munilappa	13-2/A	"	0	3	0	3	0	2	13/1 D.	19	2/C.	2/b.
69. Syed Khasim Sab	13-2/B.	"	0	3	0	3	0	2	13/1 E.	19	2/A.	7/B.
70. Narakka, w/o Ranganna	13-3	"	0	10	0	10	0	6	-	-	-	-
71 Govindappa bin Kanakappa, An. Nacharamma	13-4/1	"	0	10	0	10	0	8	13/5 G.	13/1 O.	Siddapur boundary.	13/4 A.
72 Narasimha Bhatta	13-4/A.	"	0	2	0	2	0	1	13/5 G.	13/4 V	13/4 Y.	13/4 B.
73 D Venkatarao, bin Lakshman Rao	13-4/B	"	0	2	0	2	0	1	13/5 G.	Do.	13/4 A.	13/4 C.
74 Halsoor H V Subba Rao	13-4/C	"	0	2	0	2	0	1	Do.	Do.	13/4 B.	13/4 D.
75 K Hiranniayya	13-4/D	"	0	2	0	2	0	1	Do	Do	13/4 C.	13/4 E.
76. Chandrasekhara Bhatta	13-4/E.	"	0	2	0	2	0	1	Do.	Do.	13/4 D.	13/4 F.
77. Parthasarathi Iyer An Raghavan..	16-2/A 35	Bagayet	0	2	0	2	0	2	16/A-36	16/A.46.	16/A.45.	16/A.
78 [illegible] Ramiah, Engineer .	16-2/A 36	"	0	2	[illegible]	[illegible]	0	2	Do.	Do.	16/A.35.	16/A.
[illegible] Naidu An. Sri Narayana.	16-2/A [illegible]	"	0	3	[illegible]	3	0	4	Do.	Do.	16/A.41	16/A
Muniswamappa bin Subbaiyappa ..	16-2/A 41	"	0	3	0	3	0	4	Do.	Do.	16/A 44	16/[illegible]

[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]
[illegible]	[illegible] Rao	13-4/[illegible]	"	0		0		0	1	1 /[illegible]	1 /1	1 1 [illegible]	[illegible]	
[illegible]	[illegible]	13-4/[illegible]		0		0		0	1	13/[illegible]	Do	13/1 [illegible]	13/1 C.	
[illegible]	[illegible]rayya	13-4/D	"	0	2	0	2	0	1	Do.	Do.	13/4 B.	13/1 D.	
7[illegible]	[illegible]ndrasekhara Bhatta	13-4/E	"	0	2	0	2	0	1	Do	Do	13/4 C.	13/4 L.	
71	Parthasarathi Iyer An Raghavan	16-2/A 35	Bagayet	0	2	0	2	0	1	Do	Do	13/4 D.	13/4 F.	
[illegible]	[illegible]	16-2/A 36		0	2			0	2	16/A-26	16/A 46.	16/A.45	16/[illegible] 36	
								0	2	Do	Do	16/A 35	16/[illegible] 37	
								0	4	Do	Do	16/A 37	16/[illegible] 39	
82	[illegible] Sri Nagarma	16-2/A 40		2	0			0	4	Do	Do	16/ 38	16/[illegible] 17	
83	Munisvamappa bin Subbarayappa	16-2/A 41	"	0	0	0	3	0	4	16/A 2	Do	16/[illegible]45	16/A 41	
84	P C Sundaram	16-2/A 42	"	0	3	0	3	0	4	Do.	Do	16/A 40	16/[illegible] 42	
85	T V Subbaraya Mudaliar	16-2/A 43	"	0	5	0	5	0	8	Do.	Do	16/A 41	16/A 44	
86	T C Krishniah	16-2/A 44	"	0	8	0	8	0	12	Do	Do	16/A 44	16/A 17	
87.	T C Krishniah, B D Viswanatha Rao and M L Nanjunda Sastri	16-2/A.45	"	0	32 / 6 K.	0	26	2	1	Do	Do	16/A 42	16/A 43	
88	Do	16-2/A 46	Dry Bogayet	0 0	1 5	0	6	0	8	16/A 14 etc	16/a 21 etc.	15	17	
89	Do	16-2/a 47	Dry	0	4	0	4	0	2	16/a.10 etc.	16/a 16 etc.	Do	Do	
90	Do	16-2/a 48	"	0	9 2 K	0	7	0	4	16/2b etc	16/a 9 etc	Do	Do.	
91	Yellamma, d/o Rangappa	16-3	"	2	29 13 K	2	16	3	1	Siddapur boundary	16/a -1 etc	Do	Do	
		Total				8	16	18	0					
92	Cundu Rao bin Raghavendra Rao	17-1	Dry	0	28	0	28	0	14	17/2 B etc	18, 18x	16	Byrasandra boundary	
93	T C Krishniah, bin Chowdappa.	17-2/A	"	0	23	0	23	0	12	Do	Do	Do	Do	
94	K S Narayana Rao, bin Narasinga Rao	17-2/13	"	0	2	0	2	0	1					
95	Sakuntala Bai, d/o K S Narayana Rao	17-2/C	"	0	2	0	2	0	1	Do	Do	Do	Do	
96	D Rama Rao, bin Krishna Rao	17-2/D	"	0	2	0	2	0	1					
97	Con Raju bin Subbaraju, An Muninanjappa	17-3	"	1	36	1	36	2	7	17/4	17/2	16	Do.	

GOVERNMENT OF HIS HIGHNESS THE MAHARAJA OF MYSORE

GENERAL AND REVENUE DEPARTMENTS

G O No L 12632 8—Ml 139 46 13 dated 17th January 1948

Kankanpalya Extension

Sanctions the formation of a Residential Extension called the ——, Bangalore

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READ—

Government Order No L 4090 7—Ml 154 44 5 dated 24th November 1945 and entrusting to the City Improvement Trust Board Bangalore among other things with the work of forming residential extensions in Bangalore City for relieving the acute situation caused by the scarcity of dwelling houses

2 Correspondence ending withletter Nos G 50 dated 7th August 1947, and G 51 dated 7th August 1947 from the Chairman City Improvement Trust Board Bangalore forwarding for sanction two estimates —one for Rs 13 00 000 and the other for Rs 62 44 220 for the formation of Kankanpalya Extension Block A and Kankanpalya Extension Block B respectively in Bangalore City

3 Un official Notes No 319 dated 28th March 1947 and No 333 dated 5th April 1947, of the Chief Engineer for Roads and Buildings on the schemes for the formation of the above two lay outs

ORDER No L 12632 8—ML 139 46 13, DATED BANGALORE, THE 17TH JANUARY 1948

In pursuance of the Government Order read above, the Chairman, City Improvement Trust Board, Bangalore, submitted in March 1947, two estimates one for Rs 6,23,690 and the other for Rs 47,65,014 for the formation of two residential extensions called "The Kankanpalya Extension Blocks 'A and 'B respectively After the Chief Engineer for Roads and Buildings furnished his remarks on the schemes, it was considered desirable to prepare revised lay outs in this respect in order to provide for all the necessary amenities of a modern extension The Chairman was accordingly requested to submit revised plans and estimates for the formation of the above two extensions

2 He has submitted revised plans with estimates in this behalf According to the revised estimates, the Kankanpalya—Block 'A Extension is estimated to cost Rs 13,00,000 and the cost of the 'B Block Extension amounts to Rs 62,44,220

3 The details of the cost of the estimates, the number of sites proposed to be formed, and the financial implications of both the extensions, as proposed by the Board are noted below under the respective heads —

1 Kankanpalya Extension—Block 'A'

(*a*) Provision has been made in the detailed estimate of 13 lakhs of rupees for the marginally noted works in this connection The total area comprised in this lay out is 264 acres and 10 guntas Out of this, the area proposed to be acquired is 198 acres and 29 guntas, the remaining extent of 65 acres and 30 guntas representing private properties already converted for non agricultural purposes, village sites, police quarters, etc, being left out of acquisition

	Work	*Cost* Rs
1	Acqu it on of lands	2 97 750
2	C t of lay ut s ich as roads dr ins etc	5 64 000
3	Wat upply a rangement	2 01 705
4	Underground d ina e	2 36 545
	Total	13 00 000

(*b*) The revised plans provide for the formation of 838 building sites and 40 shop sites and the dimension of the sites and the rates for their disposal are proposed as follows —

	No of Sites	*Dimensions*	*Rate per sq yd* Rs a p
A Building sites	24	100 ×150	4 0 0
Do	50	80 ×120	3 8 0
Do	312	45 ×90	3 0 0
Do	422	40 ×60	2 8 0
B Shop Sites	40	30 ×60	To be sold in public auction with a minimum bid of Rs 10 per sq yard

No L 12632 8—ML 139 46 13, DATED 17TH JANUARY 1948

(c) For the lands reserved for Government Departments for the construction of public buildings, play grounds, parks, etc, the proposal is to charge a uniform rate of Rs 3 per square yard in both the Blocks 'A' and 'B' of the Extension According to the above proposals, it is estimated that the total realisation from this scheme could be Rs 14,21,102 as against the estimated cost of Rs 13,00,000 resulting a net profit of Rs 1,21,102

2 Kankanpalya Extension—Block 'B'

(a) The details of the scheme which is estimated to cost Rs 62,44,220 are noted below —

	Work	*Rs*
1	Acquisition of properties	15 96 825
2	Cost of lay out roads drains etc	26 00 000
3	Water supply	10 83 895
4	Underground drainage	9 63 500
	Total	62 44 220

(b) The lay out comprises an area of 1,290 acres and 23 guntas of land out of which 1,064 acres and 22 guntas are proposed to be acquired for the extension proper, the remaining area to the extent of 226 acres and 1 gunta being left out of acquisition, as it represents the lands already converted for non agricultural purposes, village sites, burial grounds, etc

(c) The revised plan provides for 4,642 building sites and 234 shop sites The dimensions of the sites and the rates for their disposal are proposed as follows —

—	*No of Sites*	*Dimensions*	*Rate per sq yd* Rs a p
A Building sites	326	100 × 150	4 0 0
Do	610	80 × 120	3 8 0
Do	888	45 × 90	3 0 0
Do	868	40 × 60	2 8 0
Do	1 950	30 × 50	2 0 0
B Shop Sites	234	30 × 60	To be disposed of in public auction with a minimum bid of Rs 10 per sq yard

(d) It is estimated that the total realisation, as per the above proposal, would be Rs 81,18,296 resulting in a net profit of Rs 19,04,076

Government are convinced of the urgency of the problem and are pleased to accord administrative sanction to the formation of the Kankanpalya Extension—A and 'B blocks subject to the following directions —

(1) Detailed estimates should be got prepared for the various items, such as (a) formation of roads, drains, etc, (b) water supply, and (c) underground drainage referred to in the general schemes and sanction obtained separately for each

(2) The Chairman will submit separate proposals for the approval of Government regarding the rates at which the sites should be sold, the manner in which the plots should be disposed of, either by lot or otherwise the question of erection of buildings by building corporations or otherwise and the procedure to be followed for allocation of sites, conditions of sale and other allied matters, after the lay-out are completed

5 The expenditure necessary during the year on this account will be met out of the provision of Rs 10 lakhs made under "Advances for the formation of Extensions in the State Budget for the year 1947 48

6 The Chairman is requested to proceed with the scheme as expeditiously as possible

SYED ABDUL ALEEM,
Secretary to Government,
Revenue Department

To—The Chairman City Improvement Trust Board Bangalore (with records)
The Auditor Public Works Department
The Chief Engineer Roads and Buildings in Mysore Bangalore
The Chief Engineer for Irrigation in Mysore Bangalore
The Deputy Commissioner Bangalore District
The Municipal Commissioner Bangalore City
The Government Architect in Mysore Bangalore

EXD—T N S

WD—934—GPB—150—4 2 50